K 2856

Book

WARRANTY DEED

FROM 8191

J. W. Hobbs, et ux

TO

Charles R. Felts, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 1 day
of DEC A.D. 1958
at 2:37 o'clock P M
Noted in Book 91 Page 468
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By McCarley D.R.

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
Nashville, Tenn.

Please mail To Mr. Charles R. Felts, Joelton, Rt 1, Tenn

WARRANTY DEED — ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of ----------$11,750.00----------

Eleven Thousand Seven Hundred Fifty and No/100----------DOLLARS

Cash in hand paid by Charles R. Felts and wife, Betty L. Felts, the receipt of which is hereby acknowledged,

We, J. W. Hobbs and wife, Calvin Hobbs,

have bargained and sold, and by these presents do transfer and convey unto the said

Charles R. Felts and wife, Betty L. Felts,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 14th Civil District of Davidson County, Tennessee; shown as Tract No. 3 on Plan of part of land of Elsie Felts Binkley and said Tract No. 3 fronts 125 feet on the easterly side of said Clarksville Highway and is described by metes and bounds according to a survey of Solon E. Davis, Engineer, made August 2, 1956, as follows:

Beginning at a point in the easterly right of way line of the said Clarksville Highway 250 feet southerly from the intersection of said right of way line with the boundary line between the lands of Johns and the lands of Mrs. Elsie Felts Binkley, et al; thence south 85° 23' 30" east, 378.45 feet to a stake; thence south 5° 50' west 130 feet to a stake; thence north 84° 38' west, 375 feet to a point in the easterly right of way line of the said Clarksville Highway; thence northerly with said right of way line 125 feet, more or less, to the point of beginning, and containing 1.10 acres, more or less.

Being part of the property conveyed to J. W. Hobbs and wife, Calvin Hobbs, by deed from A. P. Ottarson, Jr., Special Commissioner, of record in Book 2641, page 546, Register's Office for said County.

On the south side of said Lot No. 3 there is a 50 foot right of way for a street running from the Clarksville Highway parallel to the southerly line of Lot No. 3, the full length of said lot line, which was reserved by a former owner for future development as a street.

PG 467