K 2882

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $3,000.00- - - - - - - - - - - - - - - - - -

THREE THOUSAND & NO/100 - DOLLARS

cash in hand paid by Stanton Ellis Knight and wife, Mildred E. Knight, the receipt of which is hereby acknowledged, we, Joe Q. Knight and wife, Jessie B. Knight, - -

have bargained and sold, and by these presents do transfer and convey unto the said STANTON ELLIS KNIGHT AND WIFE, MILDRED E. KNIGHT, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots Nos. 156 and 157 on the Plan of Anderson Estates, Sec. I, not of record, being a re-subdivision of Tract 13 of Anderson Estates, of record in Book 1130, page 37, Register's Office for said County, and described according to a copy of a survey thereof by Anderson & Gee, Surveyors, as follows:

BEGINNING at a point in the east margin of Scalf Drive at the corner of Lots Nos. 157 and 158, said point being 54.9 feet north of a concrete monument set at the intersection of a curve into Roosevelt Avenue; thence with the line between Lots Nos. 157 and 158, eastwardly 163.6 feet to a point; thence northwardly 100 feet to a point, a corner of Lots Nos. 155 and 156; thence with the line between said lots, westwardly 164.7 feet to the east margin of Scalf Drive; thence with the margin of the same, southwardly 100 feet to the point of beginning.

Being the same property conveyed to Joe Q. Knight and wife, Jessie B. Knight, by deed from Dennis A. Knight and wife, as of record in Book 2700, page 369, said Register's Office.

(Taxes for the current year are assumed and will be paid by the Grantees herein named.)
The undersigned Dennis A. Knight joins in this conveyance for the following purpose and no other: That is to say that he is the true and lawful owner and holder of a lien note secured by deed of record in Book 2700, page 369, RODC, Tenn., and for a consideration does hereby release and discharge said lien, said note having been paid in full, as to the land hereinabove described.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Stanton Ellis Knight and wife, Mildred E. Knight, their heirs and assigns, forever.

And we do covenant with the said Stanton Ellis Knight and wife, Mildred E. Knight, that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, excepting current taxes hereinabove mentioned; payment of same being specifically assumed by Grantees.

And we, the Grantors herein, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Stanton Ellis Knight and wife, Mildred E. Knight, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of October, 19 58.

Joe Q. Knight

Jessie B. Knight

Mildred E. Knight

STATE OF TENNESSEE
Davidson County

Personally appeared before me, W. E. Landis, a Notary Public in and for said County and State, the within named Joe Q. Knight and wife, Jessie B. Knight, and Dennis A. Knight, the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 16th day of October, 19 58.

Commission expires May 19, 1962

W. E. Landis
Notary Public

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