K 2901

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, and for other good and valuable considerations, **DOLLARS**

We, E. C. Chance & Son Realty Company, Inc. **have bargained and sold, and by these presents do transfer and convey unto the said** Samuel Roy Holt, et ux, Jeanelle L. Holt

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

Being Lot No. 41 on the Map of Haven Acres Section II, as of record in Book 2331, page 139, Register's Office for said County, described as follows:

Beginning at a concrete monument in the westerly margin of Ronnie Road at its intersection with Williams Avenue, and running thence with said margin of said Road, northwardly 126 feet to the southeast corner of Lot No. 42; thence with the line between lots Nos. 41, 42, westwardly 268.85 feet to a point; thence southwardly 155.44 feet to a concrete monument in the northerly margin of Williams Avenue, eastwardly 234.23 feet to concrete monument at the beginning of a curve; thence around said curve, with a radius of 25 feet, 39.27 feet to the point of beginning.

Being the same property conveyed to E. C. Chance & Son Realty Company, Inc. by deed from J. D. Sowell and wife, Myrtle M. Sowell, of record in Book 2737, page 269, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Samuel Roy Holt, et ux, Jeanelle L. Holt their **heirs and assigns, forever.**

And we **do covenant with the said** Samuel Roy Holt, et ux, Jeanelle L. Holt **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.**

And we, E. C. Chance & Son Realty Company, Inc. **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Samuel Roy Holt, et ux, Jeanelle L. Holt their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 16th **day of** April, 1959

E. C. Chance

Margaret Chance

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