K 2903

Dona Thompson Martin

Project I-40-4(13)209

Tract No. 140

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Dona Thompson Martin

have bargained and sold, and by these presents do transfer and convey unto the State of Tennessee for the use and benefit of the Department of Highways and Public Works the land described below, located in the First Civil District of Davidson County, Tennessee:

Land in Davidson County, Tennessee, being part of the easterly five feet of Lot No. 10 and the westerly 40 feet of Lot No. 11 of Block "B" on the Plan of Hermitage Addition to Nashville, as of record in book 57, page 43, Register's Office for said County.

Said parts of said lots Nos. 10 and 11 begin at a point on the southerly margin of Green Street, the common corner of said property and the W. R. McElroy property; thence south 6 degrees west 149 feet to a point; thence north 61 degrees 5 minutes west 49.5 feet to a point; thence north 6 degrees east 131 feet to the southerly margin of Green Street; thence in a easterly direction along said southerly margin of Green Street 45 feet to the point of beginning, containing 6580 square feet, more or less.

Being part of the same property conveyed to Hadrick Thompson and wife, Dona Thompson, by deed from W. R. McElroy and wife, dated April 19, 1928, filed April 20, 1928, and recorded in book 774, page 61?, Register's Office for Davidson County, Tennessee.

Said above described land is conveyed in fee simple. It is to be used for the construction of a controlled access highway and all right of ingress or egress to, from and across the same to and from abutting lands is hereby conveyed.

Also included in this conveyance is a slope easement beginning at the southwest corner of the above described property; thence south 6 degrees west 11 feet to a point; thence south 62 degrees 10 minutes east 49.5 feet to a point; thence north 6 degrees east 10 feet to a point; thence north 61 degrees 5 minutes west 49.5 feet to the point of beginning.

The said Hadrick Thompson having since died. Dona Thompson has remarried and is now Dona Thompson Martin.



This conveyance is made in consideration of the sum of $6,375.00 **Dollars, cash in hand paid, the receipt of which is hereby acknowledged.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said State of Tennessee for the use and benefit of said Department of Highways and Public Works of the State of Tennessee. And I **do convenant with the said State of Tennessee that** I am **lawfully seized and possessed of said land in fee simple, have a right to convey it and the same is unencumbered.**

And I **do further convenant and bind** myself, my **heirs and representatives, to warrant and forever defend the title to said land to the said State of Tennessee against the lawful claims of all persons whomsoever.**

Witness my **hand, this** 27th **day of** April, **19**59.

Dona Thompson Martin

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