K 2905

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of Fourteen Thousand ThreeHundred and No/100 - ($14,300.00) - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Henry H. Savage and wife, Eva M. Savage, the receipt of which is hereby acknowledged, we,

William K. Jonesand wife, Bonnie G. Jones

have bargained and sold, and by these presents do transfer and convey unto the said Henry H. Savage and wife, Eva M. Savage 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 12th Civil District of Davidson County, Tennessee, being part of Lot No. 3 on the Plan of the Division of the K. J. Morris Lands, as of record in Book 57, page 49, Register's Office for said County, and being parts of Lots Nos. 44 and 45 on the Plan of Hickory Acres Subdivision, Section I, not of record, described together according to a survey made by William Collier Parrish Associates, Civil Engineers, October 6, 1958, as follows:

Beginning on the northerly margin of Bell Lane, said point being 2,217.23 feet west of the westerly margin of State Highway No. 11; thence with the northerly margin of said Bell Lane North 86° 14' west 134.5 feet to a point which is 79.87 feet east of the southwest corner of said Lot No. 45; thence northwardly 148.5 feet to the original lot line between said Lots Nos. 44 and 45, and continuing in the same direction 58 feet, in all 206.5 feet, to a point, being 80 feet east of the westerly line of said Lot No. 44; thence north 89° 15' east 134 feet to a point; thence south 00° 45' east 58 feet to the original lot line between said Lots Nos. 44 and 45, and continuing in the same direction 159.07 feet, in all 217.07 feet, to the beginning.

Being a part of the property conveyed to William K. Jones and wife, Bonnie G. Jones, by deeds from G. Gilbert Lowe and wife, Martha Lowe, as of record in Book 2300, page 516 and in Book 2544, page 114, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Henry H. Savage and wife, Eva M. Savage their heirs and assigns, forever.

And we do covenant with the said Henry H. Savage and wife, Eva M. Savage 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., except 1959 taxes which have been prorated and are hereby assumed by the purchasers.

And we, William K. Jones and wife, Bonnie G. Jones do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Henry H. Savage and wife, Eva M. Savage their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 6th day of May, 19 59

William K. Jones

Bonnie G. Jones

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