BK 2926

WARRANTY DEED READ E. FOLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of Ten and 00/100- DOLLARS ($ 10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, including the assumption of an indebtedness in is hereby acknowledged, including the assumption of an indebtedness in the original principal sum of $8,700.00, secured by a Deed of Trust to Walter M. Noel, Trustee, of record in Book 2533, page 13, Register's Office for Davidson County, Tennessee

RICHARD JAMES SCHNEER AND WIFE, PHYLLIS G. SCHNEER,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto T. HERSCHEL HUDGINS AND WIFE, MILDRED HUDGINS,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 57 on the Second Revised Plan of Valley View Subdivision Section One, as of record in Book 2331, page 113, Register's Office for said County.

Said Lot No. 57 fronts 56 feet on the north side of Lookout Drive and runs back between parallel lines 124 feet to a dead line.

Being the same property conveyed to Richard James Schneer and wife, Phyllis G. Schneer, by deed from Valley View Homes, Inc. of record in Book 2548, page 43, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
In witness whereof, the Grantor has hereunto set his hand on this, the 10th day of July, 1959

Richard James Schneer

Phyllis G. Schneer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Leola B. Russell, a Notary Public in and for the State and County aforesaid, personally appeared the within named Richard James Schneer and wife, Phyllis G. Schneer, the bargainor(s), 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 Nashville, Tennessee, this the 10th day of July, 1959

Leola B. Russell
Notary Public

My commission expires: April 25, 1962

WARRANTY DEED
From Richard James Schneer et ux
To T. Herschel Hudgins et ux
A.B. Ivey Co
42290

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 day of July A.D. 1959 at 8:47 o'clock M
Noted in Book 3 Page 340
Recorded in Book Page
Recording Fee $2.10
JAMES P. WILSON, Register
By

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

PG 121