K 2996

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of Ten and No/100 ----------

----------($10.00) ----------DOLLARS

Cash in hand paid by Evon O. Langhans, Jr. and wife, Helen M. Langhans, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

J. Douglas Wright and J. Douglas Wright, Jr.

_____ have bargained and sold, and by these presents do transfer and convey unto the said Evon O. Langhans, Jr. and wife, Helen M. Langhans

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 8th Civil District of Davidson County, Tennessee, being Lot No. 408, on the Map of Charlotte Park, Section V, as of record in Book 2663, pages 111 and 112, Register's Office for said County, described as follows:

Said Lot No. 408 fronts 90.0 feet on the southeasterly side of Henry Ford Drive, and extends back 141.9 feet on the northeasterly line and 150.6 feet on the southwesterly line, to a line in the rear on which it measures 60.0 feet.

Being a part of the same property conveyed to J. Douglas Wright and J. Douglas Wright, Jr., by deed from Consolidated Developments, Inc., of record in Book 2876, page 624, said Register's Office.

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 Evon O. Langhans, Jr. and wife, Helen M. Langhans

their heirs and assigns, forever.

And we do covenant with the said Evon O. Langhans, Jr. and wife, Helen M.Langhans 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, J. Douglas Wright and J. Douglas Wright, Jr.

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Evon O. Langhans, Jr. and wife, Helen M. Langhans

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 3rd day of December 1959

J. Douglas Wright

J. Douglas Wright, Jr.

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