K 3075

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of Ten ----------
----------($10.00)---------- DOLLARS
and other good and valuable consideration including the assumption of a vendor's lien retained in deed from C. W. Borchert and wife, to Ewing H. Adkins and wife, dated August 11, 1956, filed August 17, 1956, and recorded in book 2590, page 569, Register's Office for Davidson County, Tennessee, to secure the payment of a note of even date herewith for $7,800.00, payable in 216 installments of $54.91 each, including principal and interest; the first installment being due September 1, 1956, and one on the first day of each month thereafter,
We, Herman Haubenreich and Frances Young, have bargained and sold, and by these presents do transfer and convey unto the said Mack M. Judd and wife, Hattie R. Judd,
their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being the northeasterly part of lot No. 16 on the map of Ashton's Subdivision of the L. M. Lewis Farm, as of record in Book 421, page 19, Register's Office for said County, described as follows: Beginning on the southeasterly margin of Elizabeth Avenue at the corner of lots Nos. 16 and 24; thence with the line between said two lots southeastwardly 107 feet to the northwesterly corner of lot No. 17; thence with the line between lots Nos. 16 and 17, southwestwardly 60 feet; thence northwestwardly 107 feet, more or less, to a point in the southeasterly margin of Elizabeth Avenue, being 120 feet northeast of the northeasterly margin of Old Hydes Ferry Pike; thence with the southeasterly margin of Elizabeth Avenue, northeastwardly 80 feet to the beginning.

Being the same real property conveyed to Herman Haubenreich and Frances Young, by deed from Ewing H. Adkins and wife, dated November 8, 1958, filed November 10, 1958, and recorded in book 2812, page 617, 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 Mack M. Judd and wife, Hattie R. Judd,
their heirs and assigns, forever.

And we do covenant with the said Mack M. Judd and wife, Hattie R. Judd,
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 as listed above.

And we, Herman Haubenreich and Frances Young,
do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Mack M. Judd andwife, Hattie R. Judd,
their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of June, 19 60

x Herman Haubenreich

x Frances Young

STATE OF TENNESSEE
Dickson County

Personally appeared before me, William E. Brazzell, a Notary Public in and for said County and State, the within named Herman Haubenreich

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 7th day of June, 19 60

MY COMMISSION EXPIRES APRIL 17, 1963

Commission expires

Wm E Brazzell
Notary Public

PG 95