BK 3129

WARRANTY DEED

For and in consideration of the sum of Three Hundred * ($300.00)**** DOLLARS

paid in cash by the Grantee, Hugh Fisk, to Lawrence W. Loftis, the receipt of which is hereby acknowledged, and the assumption b y the Grantee of the 1959 taxes on the property hereinafter described, we, Lawrence W. Loftis and wife, Jo Ella Loftis,

have bargained and sold, and by these presents do transfer and convey unto the said Hugh Fisk, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 9th, formerly the 14th, Civil District of Davidson County, Tennessee, being Tract No.5 in Travis & Lewis Land Company's Subdivision of Small Farms, not of record and described according to a copy of a survey made by John M. Sullivan, Engineer, dated May 11, 1957, as follows:

"Beginning at an iron pin in the southerly margin of Manning Hollow Road, the common corners of tracts No.5 and tract No.4 this date conveyed to H.H. Loftis by deed from Travis & Lewis Land Company; thence with the line between tract No.4 and tract No.5 south 4° 2' west 1190 feet, more or less, to an iron pin the southwesterly corner of tract No.5 and the southeasterly corner of tract No. 4; thence southeasterly 232 feet to an iron pin the southeasterly corner of tract No. 5 and the southwesterly corner of tract No.6, this date conveyed to H.H. Loftis by deed from Travis and Lewis Land Company; thence with the line between tract No.5 and tract No. 6 north 4° 02' east 1100 feet, more or less, to an iron pin in the south margin of Manning Hollow Road the northeasterly corner of tract No. 5 and the northwesterly corner of tract No.6; thence with the southerly margin of Manning Hollow Road 276.4 feet to the point of beginning, containing 5.1 acres, more or less."

Being the same property conveyed to Lawrence W. Loftis by deed from Travis and Lewis Land Company, a partnership, dated May 14, 1957, and recorded in Book 2647, page 566 of the Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hugh Fisk his heirs and assigns, forever.

And Lawrence W. Loftis do covenant with the said Hugh Fisk that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except for the 1959 taxes which the Grantee assumes and agrees to pay.

And I, Lawrence W. Loftis, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Hugh Fisk his heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 3rd day of November 1959

Lawrence W. Loftis
Lawrence W. Loftis

Jo Ella Loftis
Jo Ella Loftis

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Albert Jennette, a Notary Public in and for said County and State, the within named Lawrence W. Loftis and wife, Jo Ella Loftis, 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 office, this 3rd day of November 1959

Commission expires July 22-196

Albert Jennette
Notary Public

FOSTER & FOSTER CO., NASHVILLE

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