K 3132

# WARRANTY DEED

*For and in consideration of the sum of* TEN AND 00/100 ($10.00)----------
---------- *DOLLARS*
cash in hand to us paid by Paul A. Hughes and wife, Sara Y. Hughes, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, John A. Ramsey, Jr., and R. H. Daugherty,
*have bargained and sold, and by these presents do transfer and convey unto the said* Paul A. Hughes and wife, Sara Y. Hughes, their
*heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being Lot No. 722 on the Plan of West Meade Farms, Inc., Section VII, of record in Book 2331, page 13, Register's Office for said County.
Said lot fronts 138 feet on the southwesterly side of Neilwood Drive and runs back 542.2 feet on the northwesterly line and 463.5 feet on the soutneasterly line, to a dead line, measuring 161 feet thereon.
Being the same property conveyed to John A. Ramsey, Jr. and R. H. Daugherty, by deed from West Meade Farms, Inc., of record in Book 2453, page 441, said Register's Office.

This conveyance is made subject to the restrictive covenants of record in Book 2340, page 413, and amended by instrument of record in Book 2341, page 13, 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* Paul A. Hughes and wife, Sara Y. Hughes, their
*heirs and assigns, forever.*

*And* we *do covenant with the said* Paul A. Hughes and wife, Sara Y. Hughes,
*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 by 1960 County taxes which are prorated and assumed by grantees.

*And* we, John A. Ramsey, Jr. and R. H. Daugherty,
*do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Paul A. Hughes and wife, Sara Y. Hughes, their *heirs and assigns against the lawful claims of all persons, whomsoever.*
*Witness* our *hand* s *this* 22nd *day of* September, 1960, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John A. Ramsey Jr.
R. H. Daugherty

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* W. W. Pfeiffer, *a Notary Public in and for said County and State,* John A. Ramsey, Jr. and R. H. Daugherty,
*the within named bargainor* s, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purpose therein contained.*

*Witness my hand and official seal at* Nashville, Tennessee,
*this* 27 *day of* September, *19* 60

W. W. Pfeiffer
*Notary Public*

*Commission expires* Jan 27, 1964

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