K 3157

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ($1,600.00)
ONE THOUSAND SIX HUNDRED AND NO/100---------- DOLLARS

PORTER HUNTER AND WIFE, BESSIE HUNTER

_____ have bargained and sold, and by these presents do transfer and convey unto the said TENNESSEE WHEEL & RUBBER COMPANY

THEIR _____ heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:
BEING PART OF LOT NO. 8 ON THE PLAN OF J. W. FULCHER'S SUBDIVISION OF LOT NO. 17 OF THE HARDING-LYTLE TRACT, OF RECORD IN PLAN BOOK 1, PAGE 95, CHANCERY COURT AT NASHVILLE, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE LINE BETWEEN LOTS NOS. 7 AND 8 ON SAID PLAN, WHICH POINT IS LOCATED 72 FEET EASTERLY FROM THE COMMON FRONT CORNER OF SAID TWO LOTS; THENCE NORTHERLY AND PARALLEL WITH THE EASTERLY MARGIN OF 19TH AVENUE NORTH 50 FEET TO A POINT ON THE LINE BETWEEN SAID LOTS NOS. 8 AND 9, * 68 FEET MORE OR LESS TO A POINT, THE COMMON REAR CORNER OF SAID TWO LOTS; THENCE SOUTHERLY ALONG THE REAR LINE OF SAID LOT NO. 8, 50 FEET TO A POINT, THE COMMON REAR CORNER OF SAID LOTS NOS. 7 AND 8; THENCE WESTERLY WITH THE LINE BETWEEN SAID TWO LOTS, 68 FEET MORE OR LESS TO THE POINT OF BEGINNING.

BEING PART OF THE SAME PROPERTY CONVEYED TO PORTER HUNTER BY DEED FROM T. J. McMORROUGH, TRUSTEE, OF RECORD IN BOOK 458, PAGE 507, REGISTER'S OFFICE FOR SAID COUNTY.

THE GRANTORS RETAIN AN EASEMENT TO PROVIDE ACCESS FOR MAINTENANCE AND REPAIR OF THEIR PRESENT SEWAGE LINE AND CONNECTION. THIS EASEMENT WILL RUN WITH THE LAND.

* THENCE EASTERLY



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said TENNESSEE WHEEL & RUBBER COMPANY
_____ ITS heirs and assigns, forever.

And WE do covenant with the said TENNESSEE WHEEL & RUBBER COMPANY
_____ 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 HEREIN DESCRIBED. AND TAXES FOR 1960 WHICH WILL BE PAID BY THE GRANTOR.

And WE
do further covenant and bind OUR heirs and representatives, to warrant and forever defend the title to the said land to the said TENNESSEE WHEEL & RUBBER COMPANY
_____ heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hand S this 28TH day of OCT. 1960

Porter Hunter
Bessie Hunter.

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