BOOK 3285

The DAVIDSON COUNTY TITLE CO. INC.

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100-- DOLLARS ($ 10.00),

Cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby fully acknowledged, and as a further consideration, the grantees herein named, hereby assume and agree to pay the outstanding principal balance now owing on one certain note in the original principal amount of $17,000.00, secured by a Deed of Trust executed by George W. Hackler and wife, Nancy F. Hackler, to Ferriss C. Bailey, Trustee, as of record in Book 3025, page 367, Register's Office for Davidson County, Tennessee, which note and Deed of Trust was assigned to Occidental Life Insurance Company of California, by instrument of record in Book 3046, page 640, Register's Office for Davidson County, Tennessee.

George W. Hackler and wife, Nancy F. Hackler,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto

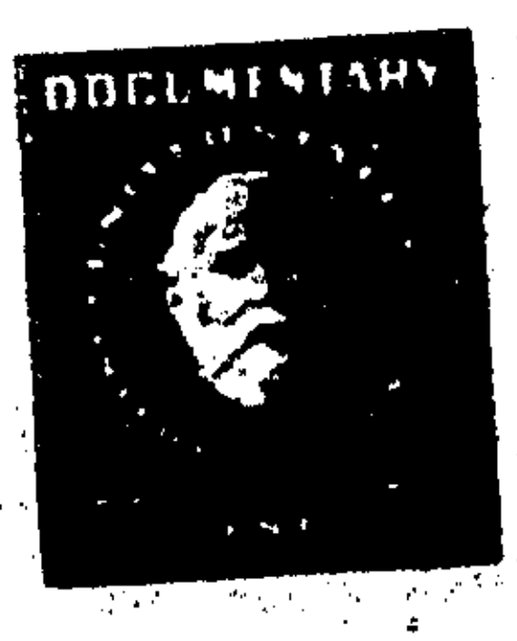
Donald C. Liddington and wife, Bertha E. Liddington,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 156 on the Plan of Southerland Heights, Section Three, as of record in Book 2663, page 117, Register's Office for Davidson County, Tennessee.

Lot No. 156 fronts 179.03 feet on the northeasterly side of Western Hills Drive and runs back 288.8 feet on the northwesterly line and 144.2 feet on the southeasterly line to a dead line in the rear on which it measures 229.8 feet.

Being the same property conveyed to George W. Hackler and wife, Nancy F. Hackler, by deed from Harlan Construction Company as of record in Book 3030, page 253, 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as set out above

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 21st day of August, 1961

George W. Hackler

Nancy F. Hackler

STATE OF TENNESSEE
COUNTY OF ______

Before me, ______________, a Notary Public in and for the State and County aforesaid, personally appeared the within named ______________

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

Witness my hand and official seal at ______________, Tennessee, this, the ______ day of ______________, 19 ___

My commission expires: ______ Notary Public

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