K 3436

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1002 — Published by Tennessee Title Company

For and in consideration of the sum of $10.00---------- ---
----------Ten and No/100---------- --DOLLARS
Cash in hand paid by Arthur Hopkinson and wife, Allison Hopkinson, and other good and valuable considerations, receipt of which is hereby acknowledged, and in the further consideration of the assumption by the said Arthur Hopkinson and wife, Allison Hopkinson, of the balance owing Walter M. Noel & Company, Inc., as evidenced by a deed of trust to Walter M. Noel, Trustee, of record in Book 3196, page 389, Register's Office for Davidson County, Tennessee, said debt was assigned to Liberty National Life Insurance Company, by instrument of record in Book 3216, page 316, said Register's Office,

We, L. M. Daly and wife, Thelma C. Daly,

have bargained and sold, and by these presents do transfer and convey unto the said

Arthur Hopkinson and wife, Allison Hopkinson,

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 Lot No. 304 on the Plan of Brook Meade, Section IX, as of record in Book 2331, pages 34 and 35, Register's Office for said County, and described as follows: Beginning at a point in the east margin of Clematis Drive, at the corner of Lots Nos. 304 and 305; thence with the line between said lots, easterly 236.8 feet to a point; thence southerly 182 feet to the north margin of Belton Drive; thence with the margin of the same, westerly 209 feet to the beginning of a curve; thence around said curve, northwesterly 39.5 feet to the easterly margin of Clematis Drive; thence with the margin of the same, northerly 134.2 feet to the point of beginning.

Being the same property conveyed to L. M. Daly and wife, Thelma C. Daly, by deed from Nelson J. Rowland and wife, as of record in Book 3184, page 437, said Register's Office.

This conveyance is made subject to restrictions, easements and setback lines of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Arthur Hopkinson and wife, Allison Hopkinson, their heirs and assigns, forever.

And we do covenant with the said Arthur Hopkinson and wife, Allison Hopkinson, 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-before stated and taxes for 1962 which have been pro-rated and assumed by the purchaser.

And we, L. M. Daly and wife, Thelma C. Daly, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Arthur Hopkinson and wife, Allison Hopkinson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of October, 1962

Thelma C. Daly
Thelma C. Daly

L. M. Daly
L. M. Daly

G 303