K 3437

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ----------

Two Thousand Five Hundred Fifty and no/100-----($2,550.00)---------- DOLLARS

Cash in hand paid the receipt of which is hereby acknowledged.

We, John Thomas Hirsbrunner and wife, Charline S. Hirsbrunner have bargained and sold, and by these presents do transfer and convey unto the said Clayton E. King and wife, Wanda J. King their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A small tract of land in the 9th, formerly the 14th Civil District of said County, being known as Lot No. 6 on the unrecorded Map of the Subdivision of Mrs. Agnes Hows Archey's Lands, and described according to a copy of a survey thereof, made by S. H. Hutchison, dated July 23, 1956, as follows:

Beginning at a point in the center line of Old Buffalo Road, corner of Lots Nos. 6 and 7, being the Northwesterly corner of the lot conveyed to Hillman George Snyder and wife, Shirley G. Snyder by deed of record in Book 2590, page 63, Register's Office for said County; thence with the line between Lots Nos. 6 and 7 along Snyder's Westerly line, South 45° West 485.5 feet to the center of U. S. Highway 70 South; thence with the center line of same, North 39° West 200 feet to a corner of Lot No. 5; thence with the line between Lots Nos. 5 and 6, North 45° East 451.5 feet to the center of Old Buffalo Road; thence with the center line of the same, South 45° 30' East 201 feet to the point of beginning, containing 1.99 acres more or less, exclusive of roads.

Being the same property conveyed to John Thomas Hirsbrunner and wife, Charline S. Hirsbrunner, by deed from Albert D. Snyder and wife, Virginia Snyder, of record in Book 2798, page 28, Register's Office for Davidson County, Tennessee.

The above described property is being conveyed subject to restrictions in Book 2603, page 577, 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 Clayton E. King and wife, Wanda J. King their heirs and assigns, forever.

And we do covenant with the said Clayton E. King and wife, Wanda J. King 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.

And we, John Thomas Hirsbrunner and wife, Charline S. Hirsbrunner, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Clayton E. King and wife, Wanda J. King their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 11th day of October, 19 62

John Thomas Hirsbrunner

Charline S. Hirsbrunner

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