K 3482

With Monthly Service Fee.

FOR AND IN CONSIDERATION of One Dollar to us paid, the receipt of which is hereby acknowledged, and other considerations hereinafter mentioned, we, Russell D. Merriweather and wife, Ruby R. Merriweather

have this day bargained and sold, and do hereby transfer and convey to Charles Nelson, Jr., Trustee, and his successors in trust, certain property in the State of Tennessee, Davidson County, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Haynes Meade, Section II, as of record in Book 2854, page 136, Register's Office for said County.

Said Lot No. 15 fronts 211.36 feet on the easterly side of Haynes Meade Circle and runs back 165 feet on the northerly line and 130 feet on the southerly line to a dead line in the rear measuring 201.9 feet thereon.

Being the same property conveyed to Russell D. Merriweather and wife, Ruby R. Merriweather, by deed from Walter Young and wife, Era G. Young, of record in Book _____, page _____, said Register's Office.

Including also stoker, water heater(s) and all heating, air conditioning, plumbing and lighting fixtures, door and window screens, storm doors and windows, venetian blinds, shades and equipment now or hereafter attached to or used in connection with the real estate herein described, and all the rents, issues and profits which may arise or be had therefrom.

TO HAVE AND TO HOLD said property to the said Charles Nelson, Jr., Trustee, and his successors in trust, forever in fee simple. We covenant that we are lawfully seized of the said property, have full power and lawful authority to convey it, and that the same is free and clear of all taxes, liens and encumbrances whatsoever.

We further covenant and bind ourselves, our heirs and representatives, to warrant and defend the title to said property to the said Charles Nelson, Jr., Trustee, and his successors in trust, and his or their assigns, forever, against the lawful claims of all persons whomsoever.

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