K 3505

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----------$10.00----------

--------Ten and No/100----------DOLLARS

Cash in hand paid by William O. Hughes, III and wife, Marie B. Hughes and other good and valuable considerations, receipt of which is hereby acknowledged, we Clarence E. Elrod and wife, Elaine C. Elrod

_____ have bargained and sold, and by these presents do transfer and convey unto the said William O. Hughes, III and wife, Marie B. Hughes ,

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. 45 on the Plan of Section IV, McGavock Heights, as of record in Book 2854, page 47, Register's Office for said County.

Said lot fronts 100 feet on the north side of Meadowwood Drive and runs back 201.8 feet on the west line and 204.5 feet on the east line, which is a broken line, to a dead line in the rear on which it measures 129.1 feet.

Being part of the property conveyed to Clarence E. Elrod and wife Elaine C. Elrod, by deed from Carl J. Singer and wife, as of record in Book 3066, page 17, 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 William O. Hughes III, and wife, Marie B. Hughes, their heirs and assigns, forever.

And we do covenant with the said William O. Hughes III, and wife, Marie B. Hughes 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 Clarence E. Elrod and wife, Elaine C. Elrod do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William O. Hughes III, and wife, Marie B. Hughes, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness _____ hand this 13th day of February, 19 63

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Clarence E. Elrod

Elaine C. Elrod

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