K 3676

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create an estate by the entirety, I, Irene Hahn

We, ...

.....

have bargained and sold, and by these presents do hereby transfer and convey unto William O. Lee, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Being Lot No. 9 of Block No. 1 on the plan of A. J. McGaughey's Haysboro Subdivision as of record in book No. 547, pages 15 and 16, Register's Office for said County. Said lot No. 9 fronts 100 feet on the westerly side of Haysboro Drive and runs back 335 feet on the northerly line and 342 feet on the southerly line to a 40 foot road and shows 100 feet on said road.
Being the same real property conveyed to Irene Hahn by deed from L. Elmer Bryant and wife, of record in book 989, page 144, said Register's Office.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And I do covenant with the said William O. Lee, Trustee, that I am lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And I, Irene Hahn 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. Lee, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said William O. Lee, Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto Howard E. Hahn and wife, Irene Baker Hahn, their

.....,

.....heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said Howard E. Hahn and wife, Irene Baker Hahn, their

....., ...heirs and assigns, forever.

And I do covenant with the said Howard E. Hahn and wife, Irene Baker Hahn, that I, William O. Lee, Trustee am lawfully seized and possessed of said land and have a good right to convey it.

And I, William O. Lee, Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said Howard E. Hahn and wife, Irene Baker Hahn, their

....., ...heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 29th day of January, 19 64.

Irene Hahn

William O. Lee
Trustee.

G 587