K 1646

WARRANTY DEED Form 3001 Published by Tennessee Title Company

For and in consideration of the sum of $ ($5500.00)

- - - - Five thousand Five Hundred & No/100 - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Ernest M. Hill and wife, Ora D. Hill, the receipt of which is hereby acknowledged, we, Clarence Moore and wife, Marguerite P. Moore,

have bargained and sold, and by these presents do transfer and convey unto the said Ernest M. Hill and wife, Ora D. Hill,

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A tract of land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made by John M. Sullivan, County, Surveyor, dated August 24th, 1948, as follows:

Beginning at a point in the center line of Old Clarksville Road at the southwest corner of a .85 acre tract conveyed to J. H. Keel by deed from Clarence Moore and wife, of record in Book 1841, page 600, Register's Office for said County; thence along the center of said road, north 75° 18' west 277.8 feet to the center line intersection of said road with Harper Road; thence along the center line of Harper Road north 6° 28' west 562.7 feet to the center of said road with U. S. Highway No. 112; thence along the center of said Highway as follows; south 89° 22' east 123.5 feet; south 81° 42' east 100 feet; south 85° 01' east 200 feet; south 83° 49' east 100 feet; south 84° 37' east 87.3 feet to the northwest corner of a 1 acre tract conveyed to Glenn Short and wife, by deed from Clarence Moore and wife, of record in Book 1895, page 481, said Register's Office; thence along Short & Keel's westerly line south 2° 51' west 398.1 feet to the beginning, containing 5.0 acres. Being part of the property conveyed to Clarence Moore, by deed from Rose T. Harper, et al, of record in Book 1286, page 244, Register's Office for said County.

The above described property is subject to the following:

Title to that portion of the premises embraced within the bounds of any roads or highways.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ernest M. Hill and wife, Ora D. Hill,

their heirs and assigns forever.

And we do covenant with the said Ernest M. Hill and wife, Ora D. Hill,

that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered, except the taxes for the year 1948 which have been pro rated and are to be paid by the grantors herein.

And we, Clarence Moore and wife, Marguerite P. Moore,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ernest M. Hill and wife, Ora D. Hill,

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

Witness our hand s this 17th day of November 194 8

Clarence Moore.

Marguerite P. Moore

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mrs. T. L. Abearn, a Notary Public in and for said State, the within named Clarence Moore and wife, Marguerite P. Moore,

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at , Tennessee, this 17th day of November, 194 8

My Commission expires April 8th, 1952

Mrs. T. L. Abearn
Notary Public

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