K 1714

WARRANTY DEED Form 1001 **Published by Tennessee Title Company**

For and in consideration of the sum of $

SEVEN HUNDRED & 00/100 (.700.00) - **DOLLARS**

cash in hand paid by J. H. Burnette and wife, Annie Frances Burnette, the receipt of which is hereby acknowledged, we, Carl Paradise and wife, Anise Rice Paradise,

have bargained and sold, and by these presents do transfer and convey unto the said J. H. BURNETTE AND WIFE, ANNIE FRANCES BURNETTE, their

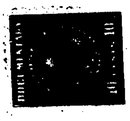
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 4th, formerly 16th, Civil District of said County, being a part of a 104 acre tract conveyed to George W. Castleman by deed from Josiah Castleman, of record in Book 75, page 204, Register's Office for said County, and described as follows:

Beginning at a point in the center line of Granny Wright Road, the north boundary line of a 46.8 acre tract conveyed to J. R. Castleman by deeds of record in Book 443, page 51, and in Book 492, page 93, said Register's Office; thence with Castleman's north line, westerly 43.37 poles more or less to a point; thence northerly 210 feet; thence easterly 43.37 poles more or less to the center line of Granny Wright Road; thence southerly with the center of the road 210 feet to the beginning. Being part of the property conveyed to Carl Paradise and wife, Anise Rice Paradise, by deed from J. L. Cook and wife et al, of record in Book 1257, page 13, said Register's Office. Containing 3½ acres more or less

and Bertha E. Cook

I, J. L. Cook, being the lawful owner and holder of a vendor's lien note secured by lien retained in deed of record in Book 1257, page 13, said Register's Office, join herein for the sole purpose of releasing the above described property from said lien, but no further or otherwise.





To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. H. Burnette and wife, Annie Frances Burnette, their **heirs and assigns, forever.**

And we **do covenant with the said** J. H. Burnett and wife, Annie Frances Burnette, **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, Carl Paradise and wife, Anise Rice Paradise, **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** J. H. Burnette and wife, Annie Frances Burnette, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 19th **day of** April, 1949.

J. L. Cook — Carl Paradise

Bertha E Cook — anise Rice Paradise

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Lawrence D. Richards, **a Notary Public in and for said County and State, the within named** Carl Paradise and wife, Anise Rice Paradise, and J. L. Cook, and wife, Bertha E. Cook

the bargainor S, 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** Nashville, **Tennessee, this** 23 **day of** April, 194 9

Commission expires July 11, 1950

Lawrence D. Richards
Notary Public

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