K 2014

43002

WARRANTY DEED

FROM Lenna McClain Shute et al

TO Ira Cockerel et ux

The Guaranty Title Co.
Title Guaranteed
Abstracts of Title

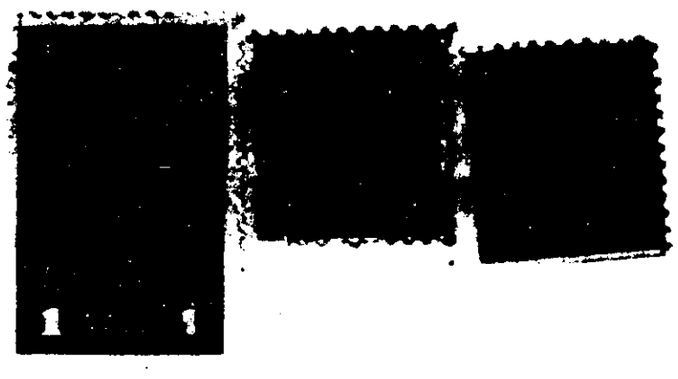
STATE OF TENN.
DAVIDSON CO.
Received for record the 13 day of Nov. at 2:45 o'clock P.M.
Noted in Book 2412 Page 355
Recorded in Book ... Page ...
Recording Fee 2.20
JAMES P. WILSON, REGISTER
By G. Eubanks D.C.

FORM 103

For and in Consideration of the sum of

One Thousand Three Hundred Fifty ($1,350.00) and no/100 - - - - - - - - - - DOLLARS

cash in hand paid by Ira Cockerel and wife, Lillian Cockerel, the receipt of which is hereby acknowledged.



We, Lenna McClain Shute, Levi McClain, Charles McClain and Georgia McClain Essex,

as the only heirs-at-law of G. W. McClain, deceased,

have bargained and sold, and by these presents do transfer and convey unto the said Ira Cockerel and wife, Lillian Cockerel, 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 4th Civil District of said County, described as follows: Beginning at a point in the center of Tulip Grove Road, 90 feet southerly from the southwest corner of a 2.52 acre tract of land conveyed to the Trustees of Scott's Hollow A. M. E. Church by deed from Margaret Treanor Granberry, et al, of record in book 700, page 1, Register's Office for said County, said point being the southwest corner of a one acre tract, called "School Lot"; thence with the southern boundary line of said School Lot, south 88° east 208.3 feet; thence north 5° east 90 feet to the southern boundary line of said Church property; thence with the southern boundary line of said Church property, south 88° east 5½ poles, more or less, to the southeast corner of said Church property, said point being in the northeast corner of a graveyard; thence south 2° west 60 poles to the northeast corner of a 2.45 acre tract of land conveyed to C. J. Cockrell by deed from Mary McClain, et al., of record in book 967, page 262, said Register's Office; thence with the northern boundary line of said Cockrell property, south 82° west 246 feet to a stone; thence continuing with said boundary line, south 89¼° west 335 feet to the center of said Tulip Grove Road; thence with the center of said Tulip Grove Road, north 5° east 55.39 poles, more or less, to the beginning, containing 6.55 acres, more or less.

Being part of the property conveyed to G. W. McClain (now deceased) by deed from Scotts Hollow Benevolent Order No. 70, of record in book 504, page 489, said Register's Office.

Taxes for 1951 assumed by purchaser.

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