2084

69712

WARRANTY DEED

FROM

James C. Larkins et ux.

TO

Earl Sawyers et ux.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 195 at 2:37 o'clock
Recorded in Book Page
Recording Fee $2.00
Register

Guaranty Title Company

G-121307

WARRANTY DEED xyz-d

For and in Consideration of the sum of

One ($1.00) and no/100 - DOLLARS

cash in hand paid by Earl Sawyers and wife, Margaret Larkins Sawyers, the receipt of which is hereby acknowledged, and the further consideration of the love and affection we have for Earl Sawyers and wife, Margaret Larkins Sawyers.

We, James C. Larkins and wife, Margaret W. Larkins

have bargained and sold, and by these presents do transfer and convey unto the said Earl Sawyers and wife, Margaret Larkins Sawyers, 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, formerly the 24th Civil District of said County, being part of lot No. 4 on the plan of the estate of Vincent Carney, deceased, as of record in Minute Book "I" page 584, Chancery Court for said County, described according to a survey made by Lewis D. Justice, Surveyor, May 9, 1952, as follows: Beginning at a point in the center of Simpkins Road, at the northwest corner of the property conveyed to Frank Barnes; thence with the center of said Road, north 25° 15' east 247 feet, north 7° 30' east 90 feet and north 43° 45' east 122 feet; thence south 81° east 720 feet to an oak in the western boundary line of the property conveyed to Frank Barnes; thence with said Barnes' line, south 1° 35' east 215 feet to a hickory in the northern boundary line of said Barnes' property; thence with said Barnes' line south 72° 45' west 146 feet to a post and south 87° 50' west, with a fence, 775 feet to the beginning, containing 6.25 acres, more or less.
Being part of the property conveyed to James C. Larkins and wife, Margaret W. Larkins by deed from John L. Adler, of record in book 1340, page 442, Register's Office for said County.

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