2136

For and in consideration of the sum of $ 3200.00 ----------
Thirty Two Hundred and 00/100 ---------- DOLLARS
cash in hand paid, by Lambert Bros., Inc., the receipt of which is hereby acknowledged,

we, Joseph C. Jakes and wife, Mattie J. Jakes
have bargained and sold, and by these presents do transfer and convey unto the said
Lambert Bros., Inc. , its successors
~~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 Civil District of Davidson County, Tennessee, near Hermitage Station, being part of Lot No. 1 on plan of the lands of Pierce W. Cherry, deceased, as of record in Minute Book "J", Page 739, County Court for said County, described according to a survey made by Watkins and Murray, Surveyors, September 10, 1947, as follows:

Beginning at a point in the center of Central Pike, at the intersection of Brandau Road; thence with the center of Brandau Road So. 60° 08' West 160.3 feet to a point; thence So. 74° 45' West 200 feet to a point; thence So. 79° 06' west 300 feet to a point; thence So. 67° 41' west 300 feet to a point; thence So. 57° 21' west 250.4 feet to a point; thence So. 50° 07' west 229.5 feet to a point; thence No. 44° 29' west 35.4 feet to the intersection of the northerly margin of Brandau Road and southeasterly margin of Tennessee Central Railroad right-of-way; thence with the southeasterly margin of said right-of-way no. 33° 49' east 188 feet to a point; thence No. 29° 01' east 1042 feet to the intersection of southeast margin of said right-of-way and center of Central Pike; thence with center line of said Pike So. 40° east 112 feet to a point; thence So. 51° 07' east 91.7 feet to a point; thence So. 56° 22' east 558.6 feet to the beginning, containing 10.55 acres.

Being the same property conveyed to J. C. Jakes, et ux, by deed from W. C. Sadler, et ux, of record in Book 1535, page 432, R.O.D.C., Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lambert Bros, Inc.
its successors ~~heirs~~ and assigns, forever.

And we do covenant with the said Lambert Bros., Inc. and, its successors and assigns 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, Joseph C. Jakes and wife, Mattie J. Jakes do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Lambert Bros, Inc.
its successors ~~heirs~~ and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of February, 1953.

x Joseph C. Jakes

x Mattie J. Jakes

STATE OF TENNESSEE
Davidson County

Personally appeared before me, W. F. Brainard, a Notary Public in and for said County and State, the within named Joseph C. Jakes and wife, Mattie Jakes

the bargainors, 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 20th day of February, 1953.

Commission expires ~~My Commission Expires April 14, 1956~~

W. F. Brainard
Notary Public

WARRANTY DEED
FROM
Joseph C. Jakes ET UX
TO
Lambert Bros., Inc.

$1062

FEB 20 1953
127 79 200

DOCUMENTARY
STATE OF TENNESSEE

DOCUMENTARY

TITLE INSURANCE CORPORATION
of Richmond, Virginia
Office
Lot # Y2625

HARRY 10M 11-49

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