BK 2646

DO NOT PUBLISH

WARRANTY DEED

FROM

MISS IDAH LEE KIRKPATRICK

38753

TO

C. G. CALDWELL, ET UX.

RUSH

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 10 day
of May A.D. 1945
at 12:22 o'clock P.M.
Noted in Book 38 Page 64
Recorded in Book — Page —
Recording Fee $.20
JAMES P. WILSON, Register
By [signature] Dpt. Reg.

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE
Form 103

**WARRANTY DEED**

For and in Consideration of the sum of Five hundred, fifty-two and 50/100----------

----------($552.50)---------- DOLLARS

Cash in hand paid, by C. G. Caldwell, and wife, Ruby F. Caldwell, the receipt of which is hereby acknowledged.----------

----------I, Miss Idah Lee Kirkpatrick, (of legal age)----------

----------have bargained and sold, and by these presents do transfer and convey unto the said

----------C. G. Caldwell and wife Ruby F. Caldwell----------

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

-----Being two tracts of land in the 11th Civil District of Davidson County, Tenn., and more particularly described as follows:----------

-----TRACT NO 1: Beginning at a stone and cedar pointer in Anderson's south line, the northwest corner of the original 100 acre tract, formerly owned by woodruff, thence with said Anderson's line, south 88 degrees east, 148.5 feet, east 53.5 feet to an iron pin which is northwest corner of Lot No. 48 on the map of Rock Hill Subdivision Block "A", made by Ewell Anderson, Surveyor, in December, 1945; thence south 3½ degrees west, with the west line of lots 27-48 inclusive of aforesaid Subdivision, 1115 feet to the center of the New Larkin Spring Road; thence north 60 degrees 30' west with the center of said road, 221.5 feet to the east line of the John J. Woodruff tract; thence with said line north 3½ degrees east 1015.74 feet to the point of beginning and containing 5 acres, more or less, and being part of the tract of land conveyed to Mrs. Emma W. Dismukes by J. H. McPhail, Aug. 3, 1945, and recorded in book 1300, page 240, Register's Office, Davidson County, Tennessee.

-----TRACT NO. 2: Beginning at a point in Anderson's south line, which point is the northeast corner of lot No. 1 on the map of Rock Hill Subdivision, Block "A", made by Ewell Anderson, Surveyor, in 1945; thence easterly, with said line, 20 feet to an iron pin, the northeast corner of the tract conveyed to Mrs. Emma W. Dismukes by J. H. McPhail, Aug. 3, 1945, and recorded in book 1300, page 240, Register's Office, Davidson County, Tennessee: thence with the east line of aforesaid tract, south 3 degrees 30 ' west 950 feet, south 4 degrees 10 ' west 361.5 feet to an iron pin in the center of the New Larkin Spring Road; Thence with the center of said road, north 77 degrees 45 ' west 18 feet to a point opposite the southeast corner of lot No. 25 on the aforesaid map; thence crossing said road and with the east line of lots 1-25 inclusive of the aforesaid subdivision 1311 feet to the point of beginning and containing .585 acres, more or less.----------

PG 331