K 2735

WARRANTY DEED

For and in consideration of the sum of ONE ($1.00) DOLLAR..... DOLLARS
Cash in hand paid by Tinney Ursery, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, John Ursery and wife, Hazel B. Ursery

have bargained and sold, and by these presents do transfer and convey unto the said Tinney Ursery, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

TRACT NO. 1:A certain tract or parcel of land in the 9th District of said County, as follows: BEGINNING at a stake in State Highway #100 near North edge of same, being formerly Centerville & Nashville Road & N.E. corner of Church lot; thence with line of same S. 3 degrees W. 9 poles to stake, S. E. corner of same; thence with line of said church lot S. 59 degrees W. 9 poles to a stake in Henry Silas Heirs East boundary line; thence with their line S. 3 degrees W. 15 poles to stake near a beech stump, their corner; thence with their line S. 87 degrees E. 28 poles to stake with hickory red bud and 3 chestnut pointers, Lizzie Baltimore's corner; thence with her line N. 14 degrees W. 36 poles to a stake, Mattie Fulghums line, in Highway; thence with her line and with said Highway S. 59 degrees W. 13 poles to the beginning, containing 4 acres more or less.
TRACTK NO. 2: A certain tract of land beginning at a stake in an old stump Enoch Ursery's, James Hodge and N. B. Ensey's corner; thence with said Hodge's line S. 52 degree W. 20 poles to an iron stake; thence S. 44 1/2 degrees E. 14-2/3 poles to a sassasfras; thence North 70 1/2 degrees East 14 1/2 poles to a sugar tree; thence N. 59 degrees E. 25 1/8 poles to a white oak on top of the ridge; thence North 9 1/2 degrees W. 4-1/8 poles to Enoch Ursery's corner; thence with his line North 87 degrees W. 28 poles to the beginning, containing 4-12/100 acres more or less. Being the same property conveyed to John Ursery by deed from Enoch & Tenny Ursery of Record in Book 1971 pg. 601 R.O. Dc, Tennessee, and by unrecorded deed from Roy Ursery to John Ursery, dated 16th day of July, 1956.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Tinney Ursery, her heirs and assigns, forever.

And we do covenant with the said Tinney Ursery 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, John Ursery and Hazel B. Ursery do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Tinney Ursery, her heirs and assigns against the lawful claims of all persons, whomsoever.

In Witness Whereof hands this 14 day of January, 1958

x John Ursery
x Hazel B. Ursery

STATE OF TENNESSEE
Davidson County

Personally appeared before me, P. B. Kinney, a Notary Public in and for said County and State, the within named John Ursery and wife, Hazel B. Ursery

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 office, this 14 day of January, 1958

Commission expires Jan 18-1958

P. B. Kinney
Notary Public

G 433