K 2877

19947

WARRANTY DEED

FROM

Joe T. McCary, et ux

TO

Lem A. Gibbs, et ux



REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 16 day
of FEB A.D. 1959
at 3:15 o'clock
Noted in Book 2 Page 353
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By

Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

WARRANTY DEED

For and in Consideration of the sum of ten and no/100 ($10.00) DOLLARS

cash in hand paid by Lem A. Gibbs and wife, Vivian B. Gibbs, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, Joe T. McCary and wife, Caroline Little McCary have bargained and sold, and by these presents do transfer and convey unto the said Lem A. Gibbs and wife, Vivian B. Gibbs, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 13th, formerly the 25th, Civil District of Davidson County, Tennessee, described as follows:
Beginning at a tan oak, black oak and gum tree in Simpkins' west boundary line J. S. and Charles Russell's, now Lewis Young's, corner; thence with said Young's westerly line north 35° west 100 poles to a white oak, continuing with said line north 3-3/4° east 165 poles to two hickorys in J. J. Rucker's south line; thence with said line north 88° west 16 poles to a dogwood and sugar tree, Mattie J. Cantrell and others northeast corner; thence with their east line south 3-3/4° west 166 poles to a small beech in a hollow, continuing with their line south 30° east 142 poles to a hickory and black oak on a ridge in Simpkins west line; thence with said line north 3-3/4° east 43 poles to the beginning, containing 30.4 acres, be the same more or less.
Being the same real property conveyed to Joe T. McCary and wife, Caroline Little McCary, by deed from Daniel A. Lindsey, Jr., dated September ___, 1932, filed September 9, 1932, and recorded in book 910, page 66, Register's Office for said County.
This conveyance is made subject to an easement and right-of-way for an electric power transmission line 150 feet in width on and across northerly part of premises, with rights of ingress and egress and other rights and privileges as set out in grant of record in book 1318, page 229, Register's Office for said County;

PG 19