BK 2998

$ 57.50 cc

WARRANTY DEED

FROM RUBY E. CHADWELL, ET AL

TO JAMES R. THOMASON, ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Recorded 31 day of DEC A.D. 1959 at 2:32 PM
Noted in Book 94 Page 760
Recording Fee $2.50
JAMES P. WILSON, Register
By

Compliments of
Guaranty Title Company
A Division of



Mail to James R. Thomason Route 1 Tusculum Road Antioch, Tenn.

For and in Consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations,

WE, Ruby E. Chadwell, Dorothy C. Holleman, Rachel C. Burris, Ann E. C. Eggleston and Ruby C. Murray, the Heirs-at-Law of William Earl Chadwell,

have bargained and sold, and by these presents do transfer and convey unto the said James R. Thomason and wife, Evelyn C. Thomason,

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

Land in Davidson County, Tennessee, according to a survey made by James L. Murphy, Jr. on December 7, 1959, unrecorded and described as follows:

Beginning at a point in the southern right-of-way line of Tusculum Road, which is also the common corner of Wittemore's property, and running north 79° 47' east 506.0 feet to an iron pin; thence south 4° 38' east 497.41 feet to an iron pin; thence south 78° 54' west 431.02 feet to an iron pin; thence south 73° 30' west 222.05 feet to an iron pin; thence north 6° 33' west 508.26 feet to an iron pin; which is located in the southern right-of-way line of Tusculum Road; thence along said right-of-way north 73° 12' east 162.67 feet to the beginning, consisting of 7.57 acres, more or less.

Being the same property which was conveyed to W. E. Chadwell by two separate instruments as follows:

Five (5) acres were conveyed to W. E. Chadwell by deed from H. K. (Beatrice) Shacklett, Gladlys Shacklett Lane and H. R. Lane, as of record in Book 2992, page 483, Register's Office for said County; and the other tract consisting of approximately 2.57 acres was conveyed to W. E. Chadwell from E. E. Chadwell and wife by deed as of record in Book 752, page 451, said Register's Office, the said W. E. Chadwell having since died.

to belonging to the said James R. Thomason and wife, Evelyn C. Thomason,

their heirs and assigns, forever.

And WE do covenant with the said James R. Thomason and wife, Evelyn C. Thomason,

that WE are lawfully seised and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And WE, the Grantors herein,

do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said James R. Thomason and wife, Evelyn C. Thomason, their heirs and assigns against the lawful claims of all persons whomsoever.

PG 555