K 3158

11035

WARRANTY DEED

FROM

GEORGE H. FITZGERALD, ET. UX.

TO

CHAS. U. COGGIN

RUSH

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 4 day of NOV A.D. 1960
at 12:33 o'clock P.
Noted in Book 9 Page 24
Recorded in Book ___ Page ___
Recording Fee $2.60
JAMES P. WILSON, Register
By ___ Dpt. Reg.

Compliments of
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 One and no/100 - ($100) - - - - - - - - - - - - - - - - - DOLLARS Cash in hand paid, and other good and valuable considerations paid, by Chas. U. Coggin, the receipt of which is hereby acknowledged - and for a further consideration the property hereinafter described is hereby conveyed subject to the unpaid balance of a lien note, described and secured in a deed from Chas. U. Coggin, and wife, Emma McLaurine Coggin to Charles B. Dunn and wife Joyce P. Dunn, as of record in Book 2279, page 483, R.O.D.C. Tennessee -

- - - - - Said unpaid balance of principal, of said note, as of December 24th, 1954, being $1149.88 -

- - - - - We, George H. Fitzgerald and wife Dorothy Fitzgerald - have bargained and sold, and by these presents do transfer and convey unto the said - - - - - - - - - - - - - - - Chas. U. Coggin - his - - - - - - - - - - - - - - - heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

-----Located and being in the Eleventh (11th) Civil District of Davidson County, Tennessee, and being more particularly described as follows, to wit:------------

-----Beginning at a point marked with an iron pin, in the westerly margin of Pawnee Trail, on the map or plan of Nawakwa Hills, dated April 3rd, 1930, and recorded November 15th, 1930, in Book 843, Pages 36 and 37, of the Register's Office for Davidson County, Tennessee.- - - - - - - - - - - - - - - - - - -

-----Said point of beginning being in the westerly margin of said Pawnee Trail, marked with an iron pin 303.7 feet, more or less, (northerly with the westerly margin of said Pawnee Trail) from the southwest corner and terminus of Pawnee Trail, as shown on said plan of Nawakwa Hills; thence south 76 degrees, 31' W. 150 feet, more or less, to a point marked with an iron pin; thence northerly with a curve to left (R-776') 83.8 feet, to a point marked with an iron pin; thence N. 70 degrees, 20' E. 150 feet, more or less, to a point marked with an iron pin, in the westerly margin of said Pawnee Trail; thence southerly with a curve to the right (R-926') and the westerly margin of said Pawnee Trail 100 feet to the point of beginning.---

-----Said tract or parcel of land above described being the same property conveyed to George H. Fitzgerald, and wife, Dorothy Fitzgerald, by deed or record in Book 2281, Page 555, R.O.D.C. Tennessee.- -

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