K 3221

# WARRANTY DEED

For and in consideration of the sum of $ 11,750.00 ----------

Eleven thousand seven hundred fifty and no/100 ---------- DOLLARS.

Robert L. Eatherly, and wife, Frances B. Eatherly

have bargained and sold, and by these presents do transfer and convey unto the said Davidson County Tennessee, and its

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

TRACT #1
Beginning at a point in the easterly right of way line of Denneywood Drive, said point being the northwest corner of a tract of land conveyed to N. C. Harvey as of recorded in Book 3140, Page 131 R.O.D.C., Tennessee; thence S 87° 00' E, 257' with Harvey's north property line to Harvey's northeast corner. Said point also being in the westerly boundary line of Castlewood Estates, Section I as of record in Plat Book 2331, Page 72, R.O.D.C., Tennessee and said point being 68' northerly from the common corner of Lots 59 & 55 of Castlewood Estates, Section I; thence northerly with the westerly boundary line of Castlewood Estates as following N 4° 55' W, 340.8' to a point; thence N 3° 45' W, 244.0' to a concrete monument. the north west corner of the Castlewood Estates, Section I; thence N 16° 47' E with the boundary line of Castlewood Estates, Section II as of recorded in Plat Book 2331, Page 91, R.O.D.C., Tennessee 50' to the southeast corner of Lot 66, Section II; thence N 86° 05' W along the south line of Lot 66, the same being in a southern boundary line of Castlewood Estates II 178.0' to a point in the east right of way line of Denneywood Drive; thence southerly along the east right of way line of Denneywood Drive 632' more or less to the point of beginning and containing 2.80 acres more or less.
The above described property being the remainder of a 7 acre tract of land conveyed to Robert L. Eatherly and wife, Frances B. Eatherly as of recorded in Book 2649, Page 284, R.O.D.C., Tennessee.

TRACT #2
Being part of the property but all of Lot #114 of Castlewood Estates, Section II as of record in Plat Book 2331, Page 91, R.O.D.C., Tennessee conveyed to Robert L. Eatherly and wife, Frances B. Eatherly as of recorded in Book 2649, Page 284 R.O.D.C., Tennessee.
Beginning at a point in the west right of way line of Denneywood Drive, said point being the southeast corner of Lot 114; thence N 79° 03' W 188.0' to the southwest corner of Lot 114; thence northerly 136.0' to the northwest corner of Lot 114; thence easterly with the north line of Lot 114 200.9' to the west right of way line of Denneywood Drive; thence southerly along the west right of way line of Denneywood Drive 124.0' to the point of beginning and containing .95 acres more or less.

TRACT #3
Being part of the property, but all of Lot #106 of Castlewood Estate, Section II as of record in Plat Book 2331, Page 91, R.O.D.C., Tennessee conveyed to Robert L. Eatherly and wife, Frances B. Eatherly as of record in Book 2649, Page 284, R.O.D.C., Tennessee.
Beginning at a point in the southerly right of way line of Selma Drive, said point being the northeast corner of Lot 106; thence southerly with the line between Lots 106 & 107 492.0' to the southerly corner of Lot 106; thence N 0° 45' E along the west line of Lot 106 519.5' to the north west corner of Lot 106; thence easterly with a line between Lot 106 & 105, 92.6 to a point in a cul-de-sac at the west end of Selma Drive having a radius of 40'; thence southeasterly with the arch of said 40' radius, the same being the right of way line of Selma Drive 96.8' to a point of a 25' radius; thence with the arch of said radius 25.1' to a point in the south right of way line of Selma Drive; thence easterly with the south right of way line of Selma Drive 22.0' to the point of beginning and containing 1.09 acres more or less.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Davidson County Tennessee, and its heirs and assigns, forever.
And we do covenant with the said Davidson County Tennessee 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.

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