K 3247

WARRANTY DEED G-

RIKAU E. POLK, JR., FORM

For and in consideration of the sum of TEN AND NO/100 ****

DOLLARS ($ 10.00),

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

EULA LEE SEARCY, a widow,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto A. N. REID, unmarried,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 12th, formerly 17th, Civil District of Davidson County, Tennessee, being Lot No. 3 on the unrecorded Map of the Hill Heirs Property on Dickerson Road, described according to a survey made by F. J. Wilkinson, Surveyor, August 29, 1941, as follows:

Beginning at a point on the westerly margin of Dickerson Pike, as widened 7½ feet northerly from the northerly margin of Richardson Street; thence with the westerly margin of said Dickerson Pike, northwardly 39 feet to an iron pin, thence westwardly and parallel with Richardson Street 143.5 feet to a stake on the easterly margin of an alley; thence with the easterly margin of said alley southwardly 39 feet to a stake, 7½ feet northerly from the northerly margin of Richardson Street; thence eastwardly and parallel with Richardson Street 143.5 feet to the beginning.

Being the same property conveyed to Luther H. Searcy and wife, Eula Lee Searcy, by deed from Clint O. Phelps and wife, Flora B. Phelps, of record in Book 1415, page 204, said Register's Office, the said Luther H. Searcy having since died.

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

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1961 taxes, which have been prorated and assumed by the Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 7th day of June, 19 61

Eula Lee Searcy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, William A. Hogewood, a Notary Public in and for the State and County aforesaid, personally appeared the within named Eula Lee Searcy, a widow,

the bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 7th day of June, 19 61

My commission expires: May 25, 1963

William A. Hogewood
Notary Public

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