K 3254

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, MARY ROTIER (MRS. LAVERTE C.) SMITH (a widow), has bargained and sold, and by these presents does transfer and convey with full covenants of general warranty unto PAUL JAMES HARTMAN (a married man), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 10 on the map of West Meade Farms, Inc., Section IV, of record in book 1835, page 94, Register's Office for said County, as amended, and described as follows:

Beginning at a point on the westerly margin of Vaughns Gap Road, at the common corner of Lots Nos. 9 and 10; thence with the margin of said Road, south 35° 02' east 38 feet to a concrete monument, and continuing with the margin of said Road, southerly, along a slight curve, 204 feet to the southeast corner of said lot No. 10, thence along the south line of lot No. 10, south 32° 18' west 485 feet to a point; thence north 45° 48' west 436 feet to a point at the southwest corner of lot No. 9 in the north line of lot No. 10; thence with the line between lots Nos. 9 and 10, north 54° 58' east 499.5 feet to the beginning, containing 3.7 acres, more or less.

Being the same real property conveyed to Laverte C. Smith and wife, Mary Rotier Smith, by deed from Dorothy Pauline Edwards Carpenter, dated October 15, 1957, filed October 24, 1957, and recorded in book 2701, page 423, said Register's Office, the said Laverte C. Smith 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 said Paul James Hartman, his heirs and assigns, forever.

And I do covenant with the said Paul James Hartman that I am lawfully seized and possessed of said land in fee simple;

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