K 3281

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ -$10.00-

- - - - - - TEN AND no/100 - DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration including the assumption by the Grantees herein of the obligation to pay the balance due under a certain deed of trust of record in Book 2667, page 581 in the Register's office for Davidson County, Tennessee, I, Margaret L. Cook, an unmarried woman,

have bargained and sold, and by these presents do transfer and convey unto the said Hubert G. Poole and Vernice P. Dickens, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 19 of Block F on the Map of Woodbine Courts, Part No. 1, as of record in Book 1130, page 39, in the Register's Office for said County.

Beginning at a point in the westerly margin of Dobbs Avenue, the common corner of Lot Nos. 18 and 19; thence with the line between said Lots, westerly 150 feet to a point; thence northerly 95 feet to a point in the south margin of Thompson Lane as widened and located; thence with the margin of same, easterly 101.2 feet to a concrete monument at the beginning of a curve; thence around said curve in a southeasterly direction, having a radius of 50 feet, a distance of 77.3 feet to another concrete monument in the westerly margin of Dobbs Avenue; thence with the margin of same, woutherly 46.2 feet to the point of beginning.

Being the same property conveyed to Margaret L. Cook by deed from R. T. Lowery and wife, Dorothy Louise Lowery, as of record in Book 2904 page 107, in the Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Hubert G. Poole and Vernice P. Dickens, their heirs and assigns, forever.

And I do covenant with the said Hubert G. Poole and Vernice P. Dickens, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. except as mentioned

And I, Margaret L. Cook, an unmarried woman, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Hubert G. Poole and Vernice P. Dickens, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 18 day of September, 1961.

X Margaret L. Cook

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Russell D. Kirby, a Notary Public in and for said County and State, the within named Margaret L. Cook, an unmarried woman,

the bargainor, 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 18 day of September, 1961.

Commission expires Nov 17-1962

Russell D. Kirby
Notary Public

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