BK 3283

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WARRANTY DEED Form 1061 Published by Tennessee Title Company

For and in consideration of the sum of $10.00 (TEN) ..... DOLLARS

cash in hand paid the receipt of which is hereby acknowledged, we William Lathan, Sr., wife, Rose Lathan

have bargained and sold, and by these presents do transfer and convey unto the said William Lathan, Jr and Birdie Jane Moreland, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 4th Civil Districe of Davidson County, Tennessee.
According to survey of John M. Sullivan, County Surveyor for said County, October 14, 1959.
Beginning on the south margin of Couchville Pike, said beginning point is north 57 degrees 10 minutes west 20.5 feet
North 64 degrees 53 minutes west 100 feet
" 68 " 50 " " 100 feet
" 72 " 16 " " 45.83 feet
from the North east corner of the 6.3 acre tract conveyed to William Lathan recorded in Book 1578, page 433, Register's Office for said County.
Thence south 4 degrees 27 minutes west 545 feet to a fence. Thence with a fence and Clarence E. Ervins line as fcllows:
North 75 degrees 23 minutes west 115.27
North 55 degrees 21 minutes west 15.67. Thence north 4 degrees 27 minutes east 532.43 feet to the south margin of Couchville Pike.
Thence with the south margin of Couchville Pike as follows:
South 83 degrees 5 minutes east 75.34 feet
South 72 " 16 " " 54.17 feet to the beginning containing 1.57 acres. Being a part of the property conveyed to William Lathan, et al of record in Book 1578, page 433, Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William Lathan, Jr., and Birdie Jane Moreland, their heirs and assigns, forever.

And we do covenant with the said William Lathan, Jr., and Birdie Jane Moreland 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.

And we, William Lathan, Sr &wife, Rose Lathan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William Lathan, Jr., and Birdie Jane Moreland, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 7th day of Septemer, 1961.

William Lathan

Rose Lathan

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Benton B. Hare, a Notary Public in and for said County and State, the within named William Lathan and wife, Rose Lathan

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained. Witness my hand and official seal at [illegible], Tennessee, this 7th day of September, 1961

My Commission Expires October 27, 1962

Benton Hare
Notary Public

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