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WARRANTY DEED

For and in consideration of the sum of One Thousand, Twenty-five ($1,025.00) and no/100 Dollars, cash in hand paid, by Leon Gilbert, the receipt of which is hereby acknowledged, the undersigned Davidson County, Tennessee, has bargained and sold, and by these presents does transfer and convey unto the said Leon Gilbert, an unmarried man, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A tract of land in the Second Civil District of Davidson County, Tennessee, at the southeast corner of Mt. View Road and Cane Ridge Road, described as follows:

Beginning at a point on the northerly side of the Mt. View Road, the rock pointer at the northeast corner of the property of T. J. McMorrough and wife, and the southwest corner of the J. E. Guinn tract; and running thence north 79° 30' west 424.8 feet to a point, 33 feet easterly from the right of way line of the N. C. & St. L. Railway, said point being the center line of the Cane Ridge Road; thence south 27° 45' east with the center line of the Cane Ridge Road 700 feet to a point in said center line; thence north 10° 0' east 547.5 feet to the beginning and containing 2.70 acres, more or less.

Included in the above description but excluded from this conveyance is a 25-foot right of way from the center line of Mt. View Road and Cane Ridge Road as now built.

Being the same real property conveyed to Davidson County, Tennessee, by deed from T. J. McMorrough and wife, Lutie B. McMorrough, dated August __, 1928, filed February 20, 1931, recorded in Book 871, page 556, said Register's Office.

This property is subject to easement for right of way of all roads lying within boundaries of premises as herein described.

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

And said Davidson County, Tennessee, does covenant with the said Leon Gilbert that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

And said Davidson County, Tennessee, does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Leon Gilbert, his heirs and assigns, against the lawful claims of all persons, whomsoever.

In Witness Whereof, Davidson County, Tennessee, has executed this deed by its County Judge, Beverly Briley, and attested by its County Court Clerk, R. E. Worrall. This 27 day of September, 1961.

DAVIDSON COUNTY, TENNESSEE

Attest:

By Beverly Briley
County Judge

County Court Clerk

State of Tennessee)
County of Davidson)

Personally appeared before me, Elizabeth J. Hopkins, a notary public in and for said County and State, the within named Beverly Briley, and R. E. Worrall, with both of whom I am personally acquainted and who, upon oath, acknowledged themselves to be the County Judge and County Court Clerk, respectively, of Davidson County, Tennessee, and further acknowledged that they executed the foregoing instrument on behalf of said County by signing the name of the County thereto by Beverly Briley, County Judge, and attesting the same by R. E. Worrall, Clerk of the County Court, they being authorized so to do.

Witness my hand and official seal at office in Nashville, Tennessee, this [illegible] of Sept., 1961.

Elizabeth J. Hopkins
Notary Public

Commission Expires 1963

STATE OF TENNESSEE
DAVIDSON COUNTY

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