K 3285

WARRANTY DEED

For and in consideration of the sum of - - - - TEN AND NO/100 -
- - - - - - ($10.00) - *DOLLARS*
cash in hand paid by CLEVELAND LEE HOWELL AND WIFE, HAZEL JEANETTE HOWELL and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

we, JOSEPH PAUL BASS AND WIFE, DOROTHY G. BASS

have bargained and sold, and by these presents do transfer and convey unto the said CLEVELAND LEE HOWELL AND WIFE, HAZEL JEANETTE HOWELL

their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being lot No. 124 on the Plan of Stardust Acres, as of record in book 1424, page 92, Register's Office for said County, described as follows: ·

Beginning on the southerly margin of Mercury Drive at the corner of lots Nos. 123 and 124; thence with the line between said two lots southwardly 148 feet to the northerly line of lot No. 125; thence with said line westwardly 98.8 feet to the easterly margin of Saturn Drive; thence with said Drive northwardly 123.3 feet to the beginning of a curve; thence around said curve with a radius of 25 feet northeastwardly 39.4 feet to the southerly margin of Mercury Drive; thence with said Drive eastwardly 74.1 feet to the beginning.

Being the same real property conveyed to Joseph Paul Bass by deed from John Leonard Glenn and wife, dated June 11, 1959, filed June 11, 1959, and recorded in book 2910, page 185, said Register's Office.

The above described property is conveyed subject to restrictions of record in Book 1682, page 1; and conditions on the plan of record in Book 1424, page 92, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said CLEVELAND LEE HOWELL AND WIFE, HAZEL JEANETTE HOWELL their *heirs and assigns, forever.*

And we *do covenant with the said* CLEVELAND LEE HOWELL AND WIFE, HAZEL JEANETTE HOWELL *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.*, except by taxes for 1961 which have been prorated and are hereby assumed by the grantee.

And we, JOSEPH PAUL BASS AND WIFE, DOROTHY G. BASS *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* CLEVELAND LEE HOWELL AND WIFE, HAZEL JEANETTE HOWELL, their *heirs and assigns against the lawful claims of all persons, whomsoever.*
Witness our hand s *this* 12th *day of* October, *19* 61, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joseph Paul Bass
Dorothy G. Bass

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Anne Abernathy, *a Notary Public in and for said County and State,* JOSEPH PAUL BASS AND WIFE, DOROTHY G. BASS *the within named bargainor* s *, with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee,*
this 12th *day of* November *19*61

Anne Abernathy *Notary Public*

Commission expires 11-12-1961

G 189