K 3286

WARRANTY DEED

For and in consideration of the sum of----------$10.00----------
----------Ten and 0/100---------- *DOLLARS*
Cash in hand paid by the grantee's hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for further consideration the grantee's assume and agree to pay the balance of an indebtedness of record in Book 3144, page 571, Register's Office, Davidson County, Tennessee. The balance of said indebtedness being in the principal sum of $ 15,003.63 as of October 31, 1961 is payable to Murphree Mortgage Company of Nashville, Tenn.

We/ Joseph R. Mejerle and wife, Janet H. Mejerle *have bargained and sold, and by these presents do transfer and convey unto the said* Katherine G. Horne her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Being Lot No. 292 on the Plan of Sunset View, Section IV, as of record in Book 2854, page 63, Register's Office for said County, and described as follows:

Beginning at a point in the westerly margin of Melbourne Drive, at the corner of Lots No. 292 and 293; thence with the line between said lots, northwesterly 121.1 feet to a point; thence southwesterly 134.25 feet to the northerly margin of Donna Hill Drive; thence with the margin of the same, southeasterly 149.99 feet to the beginning of a curve; thence around said curve, easterly 31.42 feet to the westerly margin of Melbourne Drive; thence with the margin of the same, northerly 120 feet to the beginning.

Being the same property conveyed to Joseph R. Mejerle and wife, Janet H. Mejerle by deed from Perry W. Moskovitz and wife, Helen L. Moskovitz, of record in Book 3222, page 509, said Register's Office.

This conveyance is subject to the restrictions recorded in Book 2752, page 594, and in Book 2956, page 595, Register's Office, Davidson County, Tennessee, and to the limitations and easements as shown on the may of record in Book 2956, page 63.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Katherine G. Horne her *heirs and assigns, forever.*

And we *do covenant with the said* Katherine G. Horne *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 as stated hereon.

And we, Joseph R. Mejerle and wife, Janet H. Mejerle *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Katherine G. Horne her *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* our *hands this* 2nd *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.*

/s/ Joseph R. Mejerle

/s/ Janet H. Mejerle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me [illegible] *a Notary Public in and for said County and State,* Joseph R. Mejerle and wife, Janet H. Mejerle

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* 2nd *day of* October, *19* 61

[illegible] *Notary Public*

Commission expires 5-22-64

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