BK 3345

For and in consideration of the sum of $10.00
---TEN AND NO/100---
DOLLARS

Cash paid by Joan C. Cirello, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, H. M. Wooden and Wife, Louise M. Wooden

have bargained and sold, and by these presents do transfer and convey unto the said Joan C. Cirello

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

Land in the 3rd. Civil District of Davidson County, Tennessee, being Lot No. 138 on the Plan of Merry Oaks Subdivision, as of record in Book 1835, Pages 67 and 68, as amended by instrument of record in Book 2185, Page 374, Register's Office for said County.

Said Lot No. 138 fronts 96.5 feet on the easterly side of Blue Hills Drive and extends back 140.8 feet on the northerly line and 170 feet on the southerly line to a dead line, measuring 101.4 feet thereon.

Being the same real property conveyed to H. M. Wooden and Wife, Louise M. Wooden, by deed from E. C. Vinson and Wife, dated Jan.13, 1961, filed February 1, 1961, and recorded in Book 3180, Page 129, 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 Joan C. Cirello her heirs and assigns, forever.

And We do covenant with the said Joan C. Cirello 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 1962 Taxes which have been pro-rated and Purchaser will pay when due.

And We, H. M. Wooden and Wife, Louise M. Wooden do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Joan C. Cirello her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd. day of March, 1962, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

H. M. Wooden
Louise M. Wooden

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Thelma Neal, a Notary Public in and for said County, and State, H. M. Wooden and Wife, Louise M. Wooden

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 March, 19 62.

Thelma Neal Notary Public

Commission expires

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
this 2nd day
of MAR A.D. 1962
at 12:11 o'clock P.M.
and noted in Book 3210 Page 375
Recorded in Book 3206 Page 194
Fee $
Recording Fee
JAMES P. WILSON, Register
By
Deputy Reg.

$20,500.00
G-167078
87397

WARRANTY DEED
FROM
H. M. WOODEN AND WIFE,
LOUISE M. WOODEN
TO
JOAN C. CIRELLO

DOBSON & JOHNSON, INC.

PG 194