K 3374

WARRANTY DEED G 9186 — **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of TEN AND NO/100 *** DOLLARS ($10.00),

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

R. W. OLIPHANT and wife, HETTIE M. OLIPHANT

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROBERT L. MERRITT and wife, OLLIE BELLE MERRITT***

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 9th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a stone on the south bank of a branch, being the southwest corner of a tract of 1 and 3/8 acres sold by Dr., J. N. Smith to W. T. Phillips; thence with said Dr., J. N. Smith's line South 13 degrees East 12½ poles to a stake in Morten's line; with sycamore pointer on bank of main branch of Blue Grass Hollow; thence with said Morten's line South 87 degrees East 26 poles to a stake with poplar pointers; Stoner's and Breedlove's southwest corner; thence with their lines North 13 degrees West 132 poles to a stake in their southeast corner of said 1 and 3/8 acre tract; thence with line of same South 57 degrees West 8 and 3/5 poles to a stake 8 feet south of a spring in bank of branch, a corner of said 1 and 3/8 acre tract; thence with line of same South 76 degrees West 18 poles to the beginning, containing 20 and 9/16 acres more or less. Included in the above but specifically excluded therefrom is a tract of 9.3 acres more or less off the east part of said tract herein described, conveyed to Mamie Ursery by deed from W. T. Phillips et ux, of record in Book 892, page 692, said Register's Office. Being the same property conveyed to R. W. Oliphant and wife, Hettie M. Oliphant by deed from E. M. French et, us, of record in Book 2753, page163, said 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 24 day of April, 1962

witness Harriet Thomas — His Mark X R. W. Oliphant

Cora C. Walker — Hettie M. Oliphant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Cora C. Walker, a Notary Public in and for the State and County aforesaid, personally appeared the within named R. W. Oliphant and wife, Hettie M. Olipahant

the 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, Tennessee, this, the 24th day of April, 1962

My commission expires: May 25, 1963 — Cora C. Walker, Notary Public

37270 1500

WARRANTY DEED

From R. W. Oliphant, et ux

To Robert L. Merritt, et u

FILE SO FED.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 1 day of MAY A.D. 1962 2 M. at 11:30 o'clock
Noted in Book 1041 Page 264
Recorded in Book ___ Page ___
Recording Fee 1.00
JAMES P. WILSON, Register
By ___ Deputy Reg.



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