K 3375

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of TEN----------(10.00)----DOLLARS

Cash in hand paid to Leota C. Taylor,

I, Leota C. Taylor, have bargained and sold, and by these presents do transfer and convey unto the said James C. Taft and wife, Bobbie Taft their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being a reserved tract of Cloverhill Subdivision, Section 8, as of record in book 2331, page 10, Register's Office for said County, and a tract described as beginning at an iron pin in the easterly boundary of Cloverhill Subdivision, said pin being the northeast corner of Lot 592; thence westerly along the northerly line of lot 592, 273.2 feet to an iron pin in the easterly margin of Gailwood Lane; thence northerly with the easterly margin of Gailwood Lane around a curve with a radius of 500 feet, 83.34 feet to a concrete monument; thence north 9° 23' east 208.46 feet to an iron pin in the southerly line of Charlton; thence along said line, south 71° 46' east 262.5 feet to a fence post in the westerly line of Hart; thence along said line south 5° 11' west 194.6 feet to the point of beginning, containing 1.49 acres, more or less.

Being part of the real property conveyed to Don M. Taylor and wife, Leota C. Taylor, by deed from A. H. Johnson and wife, dated December 5, 1956, filed December 7, 1956, and recorded in book 2603, page 310, said Register's Office, the said Don M. Taylor having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James C. Taft and wife, Bobbie Taft their heirs and assigns, forever.

And I do covenant with the said James C. Taft and wife, Bobbie Taft that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Leota C.Taylor do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said James C. Taft and wife, Bobbie Taft their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 2nd day of May, 1962

Leota C. Taylor

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