BK 3403

WARRANTY DEED

For and in consideration of the sum of One and No/100 - ($1.00) - - - - - - - - - - - - - - - *DOLLARS*

cash in hand paid by Eugene R. Williams and wife, Rebecca J. Williams, and the love and affection which we have for our son, Eugene R. Williams, and his wife, Rebecca J. Williams, the receipt of which is hereby acknowledged,

We, Jesse M. Williams and wife, Florence F. Williams,

have bargained and sold, and by these presents do transfer and convey unto the said Eugene R. Williams and wife, Rebecca J. Williams, their

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

Land in the 6th, formerly the 8th, Civil District of said County and State, described according to a survey made by Geo. W. Watkins, Surveyor, June 14, 1962, as follows:
Beginning at a spike in the center of Hardscuffle Road, the southeast corner of the Fred Niederhauser tract and the northeast corner of the Jesse M. Williams original 30-acre tract; thence with the center of said Road, eastwardly 100 feet and north 87° 35' east 117.8 feet to a spike; thence leaving said Road, north 1° 15' west 485 feet to an iron pin; thence south 65° west 217.8 feet to a 24-inch hackberry in the easterly line of said Niederhauser property; thence with said line, south 2° 30' west 400 feet to the beginning, containing 2.13 acres, more or less.
Being part of the 60 acre tract conveyed to Jesse M. Williams and wife, Florence F. Williams, by deed from Margaret F. Trew, Trustee, dated November 5, 1947, filed November 5, 1947, and recorded in book 1539, page 287, 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 Eugene R. Williams and wife, Rebecca J. Williams, their *heirs and assigns, forever.*

And we *do covenant with the said* Eugene R. Williams and wife, Rebecca J. Williams *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.*

And we, Jesse M. Williams and wife, Florence F. Williams, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Eugene R. Williams and wife, Rebecca J. Williams, their *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* our *hand* s *this* 3rd *day of* July, 19 62, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jesse M. Williams
Florence F. Williams

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

Personally appeared before me, Alta A. Duffield, a Notary Public in and for said County and State, Jesse M. Williams and Wife, Florence F. Williams, 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 Brentwood, Tennessee, this the 3rd day of July, 1962.

Alta A. Duffield Notary Public

My Commission Expires: July 22, 1963

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