K 3404

WARRANTY DEED TTC-149201 DEED OF CORRECTION

REAU E. FOLK, JR., FORM

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, and in further consideration of the assumption of, and agreement by the Grantee herein to pay, the principal balance now due, plus future interest, on a certain note, dated January 11, 1962, in the original principal sum of $8,350.00, payable to the order of Fidelity Federal Savings & Loan Association, in monthly installments of $70.46, including interest at 6% per annum, said note being secured by a deed of trust executed by Fred D. Morris and wife to Vaden M. Lackey, Jr., Trustee, of record in Book _____, page _____, Register's Office for Davidson County, Tennessee,

FRED D. MORRIS and wife, CHARLOTTE ANN MORRIS,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MARGARET A. LEWIS,

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:

Being part of the reserved tract in S. W. Estes' Subdivision, of record in Book 1424, page 44, Register's Office for said County, and described according to a copy of a survey made by Harvey Gee, dated April 6, 1957, as follows:

Beginning at a point in the southerly margin of Otay Avenue, said point being north 87° 14' west, 62 feet from an iron pin in the southwesterly intersection of Otay Avenue and Pennington Avenue; thence south 2° 39' west, 177 feet to a point; thence north 87° 14' west 56.6 feet to a point; thence north 2° 39' east 177 feet to a point in the southerly margin of Otay Avenue; thence with said margin of said Avenue south 87° 14' east, 56.6 feet to the point of beginning.

Being part of the property conveyed to Fred D. Morris and wife, Charlotte Ann Morris, by deed from The Volunteer Realty Company, Incorporated, as of record in Book 3128, page 357, said Register's Office.

This is a deed of correction, executed for the purpose of correcting the description contained in the original deed of record in Book 3338, page 217, 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, except as shown above, and except for 1962 taxes, which have been prorated and assumed by the Grantee.

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.

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 2nd day of July, 1962

Fred D. Morris

Charlotte Ann Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, REAU E FOLK, JR., a Notary Public in and for the State and County aforesaid, personally appeared the within named Fred D. Morris and wife, Charlotte Ann Morris,

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, this, the 2nd day of July, 1962

Reau E. Folk Jr
Notary Public

My commission expires: July 23, 1962

nw

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