BK 3430

WARRANTY DEED

For and in consideration of the sum of ($10.00)
Ten and No/100---------- *DOLLARS*
Cash in hand paid by Adilou McKelvey and other good and valuable considerations, the receipt of which is hereby acknowledged;

We, B. C. Webb and wife, Ophelia Webb *have bargained and sold, and by these presents do transfer and convey unto the said* Adilou McKelvey her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Being part of Lot No. 3 of the William White Heirs' property, as of record in book 332, page 78, Register's Office for said County, described partly according to a survey made by Z. J. Wilkinson, Surveyor, February 6, 1959, as follows:

Beginning at a point on the northerly margin of Edith Street, said point being the southwest corner of the property conveyed to Thomas R. McEachron and wife by deed from B. C. Webb and wife, as of record in Book 3341, page 36, said Register's Office; thence with McEachron's westerly line northerly 150 feet; thence westerly 40 feet; thence southerly 150 feet to the northerly margin of Edith Street; thence with the same 40 feet to the point of beginning.

Being part of the real property conveyed to B. C. Webb, by deed from Gilbert C. Wright, and wife, dated March 9, 1959, filed March 11, 1959, and recorded in Book 2880, page 295, 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 said Adilou McKelvey her *heirs and assigns, forever.*

And we *do covenant with the said* Adilou McKelvey *that* we *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 assumed by the Purchaser.

And we, B. C. Webb and wife, Ophelia Webb *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Adilou McKelvey her *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our *hands this* 17th *day of* August, *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.*

x B. C. Webb

x Ophelia Webb

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mack H. Webb, *a Notary Public in and for said County and State,* B. C. Webb and wife, Ophelia Webb *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 17th *day of* August, *19* 62.

Mack H. Webb *Notary Public*

Commission expires 10/24/64