BK 3431

WARRANTY DEED

For and in consideration of the sum of Ten & No/100 -

($10.00) - *DOLLARS*
Cash in hand, paid this date, and other good and valuable considerations; the receipt of all of which is herein acknowledged;

BERTHAMAE L. VICK

have bargained and sold, and by these presents do transfer and convey unto the said James R. Tinker and wife, Margaret E. Tinker,

their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:* Being lot No. 6 of Section I on the Plan of McGaughey Heights, as of record in book 1835, page 33, Register's Office for said County. Said lot No. 6 fronts 115 feet on the southwesterly margin of Log Cabin Road and extends back 206.5 feet on the westerly line and 203.6 feet on the easterly line to a dead line, measuring 85 feet thereon.

Being the same real property conveyed to John A. Vick and wife, Berthamae L. Vick, by deed from C. F. Cantrell and wife, dated October 16, 1951, filed October 22, 1951, and recorded in book 2025, page 241, said Register's Office; the said John A. Vick having since died.

This conveyance is made subject to Easement of record in book 1835, page 33 and restrictive covenants in instrument of record in book 1912, page 574, 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 James R. Tinker and wife, Margaret E. Tinker, their *heirs and assigns, forever.*

And I *do covenant with the said* James R. Tinker and wife, Margaret E. Tinker, *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.* except 1962 taxes, which have been prorated and will be paid by grantees.

And I, Berthamae L. Vick *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 R. Tinker and wife, Margaret E. Tinker, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness my *hand this* 31st *day of* August, 1962, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Berthamae L. Vick

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Katie M. Kord, *a Notary Public in and for said County and State,* Berthamae L. Vick (a widow)

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 31st *day of* August, 1962

Katie M. Kord *Notary Public*

Commission expires Jan. 28, 1963.

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