K 3434

WARRANTY DEED

MADISON TITLE COMPANY

For and in consideration of the sum of Ten and No/100---------- DOLLARS ($ 10.00), cash in hand paid, the receipt of which is hereby acknowledged, and for other good and valuable considerations,

We, Robert D. McClendon, et ux, Patsy M. McClendon

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Robert H. Anderson, et ux, Mary A. Anderson

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:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Oakland Acres, Section V, as of record in Book 2854, page 15, Register's Office for said County.

Said lot fronts 102.9 feet on the northerly side of Freda Villa and extends back 414.4 feet on the westerly line and 460.3 feet on the easterly line, which is a broken line, to a dead line in the rear on which it measures 62 feet.

Being the same property conveyed to Robert D. McClendon, and wife, Patsy M. McClendon, by deed from Ray E. Garrett and wife, as of record in Book 2924, page 163, Register's Office for Davidson County, Tennessee.

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.

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 whomsoever.
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 15th day of Sept, 19 62

x Robert D. McClendon

x Patsy M. McClendon

STATE OF TENNESSEE
COUNTY OF

Before me, James H. Hill, a Notary Public in and for the State and County aforesaid, personally appeared the within named Robert D. McClendon, et ux, Patsy M. McClendon

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 Madison, Tennessee, this, the 15th day of Sept, 19 62

My commission expires: Apr 26, 1966

James H. Hill
Notary Public

WARRANTY DEED

From 22017

Robert D. McClendon, et ux,
Patsy M. McClendon

To

Robert H. Anderson, et ux,
Mary A. Anderson

51

DOCUMENTARY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 20 day of SEP A.D. 62 at 8:51 o'clock A M
Noted in Book 1078 Page 188
Recording Fee $2.00
Register
By Deputy Reg.

MAIL TO 409 ROSEBANK AVE. NASH. TENN.
ROBERT H. ANDERSON

MADISON TITLE COMPANY
533 Gallatin Rd.
Madison, Tennessee

James H. Hill, atty., 626 Gallatin Rd.
Madison, Tenn. TW 5-5535

G 209