K 3458

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/ONE HUNDREDS DOLLARS ($10.00),

cash in hand and other good and valuable considerations paid by the purchasers, the receipt of which is hereby acknowledged

Thomas H. Ward and wife, Jean Smith Ward

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jeff Puckett

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 the 2nd, formerly the 3rd, Civil District of Davidson County, Tennessee, described according to a survey made by S. R. Sanford, Jr., September 2, 1947, as follows:

Beginning at a point in the center of Murfreesboro Pike at the west corner of the property conveyed to Roy V. Parsley and wife by deed from Grace E. Shipley et al., as of record in book 3343, page 279, Register's Office for said County; thence with said Parsley's northwesterly line north 43 deg. 15' east 322.5 feet to an iron pin in the southwesterly line of the property conveyed to Louis R. Linx, et al., as of record in book 1390, page 19, said Register's Office; thence with said Linx's southwesterly line north 52 deg. 15' west 141.5 feet to an iron pin at a corner of said Linx's property; thence with a southeasterly line of said Linx's property south 37 deg. 30' west 311.5 feet to the center of Murfreesboro Pike; thence with the center of said Pike south 46 deg. 30' east 113.1 feet to the beginning, containing 1.3 acres.

Being the same real ppoperty conveyed to Thomas H. Ward and wife, Jean Smith Ward, by deed from Frances D. Sanders, dated December 10, 1955, filed December 12, 1955 and recorded in book 2485, page 459, 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.

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 3 day of October, 1962

x Thomas H. Ward

Jean Smith Ward

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, R. S. Waller, a Notary Public in and for the State and County aforesaid, personally appeared the within named Thomas H. Ward and wife, Jean Smith Ward, 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 this, the 3 day of October, 1962

R. S. Waller
Notary Public

My commission expires: My Commission Expires May 11, 1965

NOTARIAL SEAL

Mar 1 26926

WARRANTY DEED

From Thomas H. Ward and wife, Jean Smith Ward To Jeff Puckett

Dated Oct 3, 1962

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

NASHVILLE TITLE CO.
Nashville, Tennessee

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