BK 3507

B. 3507 Pa. 457

WARRANTY DEED

FROM

J. H. Armstrong, et al

TO

J. H. Armstrong, et ux

50208

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 4 day of MAR A.D. 1963 at 8:43 o'clock A.M.
Noted in Book 1614 Page 459
Recorded in Book ___ Page ___
Recording Fee $2.00
Register
Deputy Reg.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

For and in Consideration of the sum of One and no/100---------- ($1.00) ----------*DOLLARS*

cash in hand paid by J. H. Armstrong and wife, Effie Lowe Armstrong, the receipt of which is hereby acknowledged, and for the love and affection which I, G. C. Armstrong have for my brother and sister-in-law, J. H. Armstrong and wife, Effie Lowe Armstrong and, for and in consideration of the love and affection which J. H. Armstrong and wife, Effie Lowe Armstrong have for each other, and for the purpose of converting their interest in the land herein conveyed into an estate by the entireties pursuant to Section 64-109 Tennessee Code Annotated, Official Edition, and by this deed, all right, title and interest of every kind including all rights of survivorship in and to the interests of G. C. Armstrong in the land herein described is vested in J. H. Armstrong and wife, Effie Lowe Armstrong, their heirs and assigns,

we, J. H. Armstrong, G. C. Armstrong and Effie Lowe Armstrong

have bargained and sold, and by these presents do transfer and convey unto the said J. H. Armstrong, and wife, Effie Lowe Armstrong, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being part of the property conveyed by J. H. Armstrong, Sr., a widower to G. F. Armstrong, G. C. Armstrong and J. H. Armstrong, Jr. by deed of record in book 35, page 39, Register's Office for said County, situated in the 14th (old 24th) Civil District and described thus:
Beginning at a stake in the Springfield Road; and running thence south 80° east 22 poles to a poplar; thence north 83° east 53 poles to a white oak; thence south 89° east, 26 poles to a red oak; thence east 69 poles to a spanish oak and hickory; thence north 1° east, 159 poles to a stake; west 32 poles to a black gum and two dogwoods; thence south 56° west 126 poles to a white oak; thence south 28° west 6 poles; thence south 42° east 14 poles with said road; thence south 35° east with said road 34 poles to the beginning, containing 131 acres, more or less; being the same tract purchased by J. H. Armstrong, Sr. at a sale made by the Clerk of the County Court of said County, in the case of "Robert L. Morris, Adm, vs Ida L. Bosworth, et al", and confirmed to J. H. Armstrong, Sr., by decree of said Court, entered in Minute Book "W", pp. 421-422 and 423; less a tract of four acres heretoforeconveyed by J. H. Armstrong, Sr. to Henry Towns, and by Henry Towns to G. F. Armstrong, by deed of record in book 509, page 86, said Register's Office.
Less such part of said above described property as is contained in a survey by C. J. Carney, Surveyor, dated September 22, 1962 and lying east of the Greenbrier Road and bounded as follows:

Beginning at a point in the center of Greenbrier Road being the north-east corner of the property described above, thence south 2° west 1721 feet to a point; thence north 88° west 800 feet to a point in the Greenbrier Road; thence following the said Greenbrier Road north 39° east 530 feet to a point; thence north 29° east 200 feet; thence north 19° east 200 feet; thence north 14° east 200 feet; thence north 8° 30' east 200 feet; thence north 12° 40' east 200 feet; thence north 18° east 200 feet; thence north 37° 10' east 100 feet; thence north 62° east 128.5 feet to the point of beginning.

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