K 3531

D E E D

FOR AND IN CONSIDERATION of the sum of Eighteen Hundred Dollars ($1,800.00), cash in hand paid by the City of Nashville, acting by and through the Electric Power Board of said City, to James William Miles and wife, Lela Bell Miles, the receipt of which is hereby acknowledged, James William Miles and wife, Lela Bell Miles, have this day bargained and sold and by these presents do transfer and convey unto the City of Nashville, acting by and through the Electric Power Board of said City, its successors and assigns, a certain tract or parcel of land in the 11th, formerly the 19th, Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point in the southerly margin of Dupont Avenue, north 88° 48' west 200 feet from the western boundary line of Lot No. 1 on the Plan of Anderson Estates, as of record in Book 1130, page 37, Register's Office for Davidson County, Tennessee, at its intersection with the southerly margin of Dupont Avenue; thence south 2° west 200 feet to a point; thence north 88° 32' east, parallel with the northerly margin of Old Hickory Boulevard, 100 feet to a point; thence north 2° east 200 feet, more or less, to the southerly margin of Dupont Avenue; thence north 88° 48' west, with the margin of said Avenue, 100 feet to the point of beginning.

Being the same real property conveyed to James William Miles and wife, Lela Bell Miles, by deed from W. A. McWhirter and wife, dated August 22, 1961, filed February 16, 1962, and recorded in Book 3342, page 211, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said City of Nashville, acting by and through the Electric Power Board of said City, its successors and assigns, forever.

And the GRANTORS, James William Miles and wife, Lela Bell Miles, DO COVENANT with the said City of Nashville, acting by and through the Electric Power Board of said City, that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered. And THEY DO FURTHER COVENANT and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said City of Nashville, acting by and through the Electric Power Board of said City, its successors and assigns, against the lawful claims of all persons whomsoever.

And the said James William Miles and wife, Lela Bell Miles, of Davidson

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