K 3532

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of * * * * *

* * TEN and No/100 ($10.00) * * .DOLLARS

Cash in hand paid to us by James M. McFarlin and wife, Fay M. McFarlin, the receipt of which is hereby acknowledged,

we Merwin L. Frizzell and wife Annalene Frizzell

have bargained and sold, and by these presents do transfer and convey unto the said James M. McFarlin and wife, Fay M. McFarlin their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being a part of Tract 6 on the William Gower Lands, as of record in Minute Book "H", page 487, County Court for said County, and described as follows:
BEGINNING at a point in the center line of Gower Road, at the northeast corner of an 8 foot strip that was conveyed to Jack D. Myatt and wife, by deed from Merwin L. Frizzell and wife, as of record in Book 3073, page 587; thence with the center line of said Road, northerly 147 feet to a point opposite a fence; thence leaving said road along said fence westerly 279½ feet to a point; thence southwesterly 296 feet more or less to the northwest corner of a tract conveyed to Jack D. Myatt and wife, by deed from Merwin L. Frizzell and wife, as of record in Book 3073, page 585; thence along Myatt's line, as established by the two deeds above referred to as follows: easterly 213 feet more or less; northerly 8 feet more or less; easterly 226 feet more or less to the point of beginning.
Being part of the property conveyed to MERWIN L. FRIZZELL AND WIFE, ANNALENE FRIZZELL, by deed from Cecil W. Painter and wife, of record in Book 2802, page 152, and by deed from Jack D. Myatt and wife, of record in Book 3073, page 587, 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 M. McFarlin and wife Fay M. McFarlin their heirs and assigns, forever.

And we do covenant with the said James M. McFarlin and wife, Fay M. McFarlin that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered. 1963 taxes are assumed by the grantees herein.

And we, Merwin L. Frizzell and wife Annalene Frizzell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James M. McFarlin and wife, Fay M. McFarlin their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 6th day of April, 1963

Merwin L. Frizzell

Annalene Frizzell

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