K 3534

WARRANTY DEED

For and in consideration of the sum of ----------$10.00----------
TEN AND NO/100 ---------- *DOLLARS*

Cash paid by HOUSTON G. WILLIAMS AND WIFE, NINA IRENE WILLIAMS, and other good and valuable considerations, all of which are hereby acknowledged.

---------- DOBSON & JOHNSON, INC., a Tennessee Corporation, has

~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said*
HOUSTON G. WILLIAMS AND WIFE, NINA IRENE WILLIAMS
their *heirs 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. 26 on the Map of Moss Rose Heights Subdivision, Section No. 2, Extended, as of record in Book 1424, Page 109, Register's Office for said County, described as follows:
Beginning on the westerly margin of Moss Rose Drive, at the corner of Lots Nos. 25 and 26; thence with the line between said two lots, westwardly 200 feet; thence south 35° 40' east 82.7 feet to the northerly margin of an unnamed street; thence with same, eastwardly 180 feet to the beginning of a curve; thence around said curve, in a northeasterly direction, 31.42 feet to the westerly margin of Moss Rose Drive; thence with same, northwardly 62.7 feet to the beginning.
Being the same real property conveyed to Dobson & Johnson, Inc., a Tennessee Corporation, by deed from Daniel E. Roth and wife, dated March 5, 1963, filed March 6, 1963, and recorded in Book 3508, Page 27, 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 HOUSTON G. WILLIAMS AND WIFE, NINA IRENE WILLIAMS, their *heirs and assigns, forever.*

And it does *covenant with the said* HOUSTON G. WILLIAMS AND WIFE, NINA IRENE WILLIAMS *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.* except for 1963 taxes a lien not yet due and payable but taxes have been assumed.

And DOBSON & JOHNSON, INC., a Tennessee Corporation, does *further covenant and bind* itself, its ~~successors and~~ *representatives, to warrant and forever defend the title to the said land to the said* HOUSTON G. WILLIAMS AND WIFE, NINA IRENE WILLIAMS, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness its *hand on this* 12th *day of* April, *1963, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

DOBSON & JOHNSON, INC.

By: Executive Vice-President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ... *a Notary Public in and for said County and State,* .....

the within named bargainor , *with whom I am personally acquainted, and who acknowledged that* ..... *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at ..... *Tennessee, this* ..... *day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

G 175