K 3536

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ($10.00)
Ten and No/100 ---------- DOLLARS
cash paid and other good and valuable considerations,, the receipt of which is hereby acknowledged,

We, James Henry Sanders and wife, Ina Belle Sanders have bargained and sold, and by these presents do transfer and convey unto the said Richard B. Omohundro and Marshall H. Ragan, equally their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 12th, formerly the 21st Civil District of Davidson County, Tennessee, being Lot No. 9 on the plan of the Subdivision of part of the B. F. Sanders' land,not of record, described according to a survey made by W. E. Omohundro, surveyor, October 28, 1939 as follows:

Beginning in the center of Ewing Road (now known as Knight Road) at a point 400 feet South of B. F. Sanders' original N.W. corner, said point being the corner of Lots Nos. 8 and 9, thence with the line between said two lots South 87 degrees 30 minutes East 170 feet,thence South 4 degrees 45 minutes West 50 feet to the corner of Lots No. 9 and 10, thence with the line between the said two lots North 87 degrees 30 minutes West 170 feet to the center of Ewing Road, thence with the center of said Road North 4 degrees 45 minutes East 50 feet to the point of beginning, and being the same property transferred to James Henry Sanders and wife, Ina Belle Sanders by deed as of record in Book 1852, Page 145 R.O.D.C. Tennessee at Nashville.

[redacted]

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Richard B. Omohundro and Marshall H. Ragan, their heirs and assigns, forever.

And we do covenant with the said Richard B. Omohundro and Marshall H. Ragan 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.

And we, James Henry Sanders and wife, Ina Belle Sanders do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Richard B. Omohundro and Marshall H. Ragan, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd day of May, 1963

James Henry Sanders

Ina Belle Sanders

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