K 3571

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $1,750.00

ONE THOUSAND SEVEN HUNDRED FIFTY AND NO/100---------- DOLLARS

cash in hand paid by JAMES A. BUCKNER AND WIFE, NELLIE E. BUCKNER,

hereinafter referred to as the GRANTEES, [illegible] receipt of which is hereby acknowledged, we, KATHRYNE S. CLARK

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being in the 9th, formerly the 14th Civil District of said County, being known as Lot No. 9 on the unrecorded Map of the Subdivision of Mrs. Agnes Hows Archey's Lands, and described according to a copy of a survey thereof made by S.H. Hutchison, dated July 31, 1956, as follows:
BEGINNING at a point in the centerline of U.S. Highway 70, at the corner of Lots Nos. 8 and 9; thence with the line between said lots, north 45° East 525 feet to a point in the center of Old Buffalo Road; thence with the center of the same, South 8½° 15' East 152 feet to a point, the corner of Lot No. 10; thence with the line between Lots Nos. 9 and 10, South 45° West 482 feet to the center of U.S. Highway 70; thence with the center of same, North 39° West 150 feet to the point of beginning, containing a gross area of 1.75 acres, more or less, and a net area of 1.65 acres, more or less.
Being the same property conveyed to Kathryne S. Clark, by deed from Agnes Hows Archey and husband, as of record in Book 2590, page 67, Register's Office.
This is unimproved property. Send tax notices to James A. Buckner, Rt. 2, Highway 70-S, Nashville 9, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 6th day of June 19 63.

Kathryne S. Clark
KATHRYNE S. CLARK

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, J. D. Richards, a Notary Public in and for said County and State, the within named Kathryne S. Clark

STATE TAX $ 2.63
PROBATE
TOTAL $ 2.63

JUN 6 1963
R. E. WORRELL
COUNTY CLERK
DAVIDSON COUNTY, TENN.

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand at Nashville, Tennessee, this 6th day of June 19 63.

My commission expires May 1, 1966.

J. D. Richards
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed
TENNESSEE TITLE COMPANY
Fee
69910
KATHRYNE S. CLARK
To
JAMES A. BUCKNER, ET UX
Rt. 2, Highway 70-S
Nashville, Tenn.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
JUN A.D. 19 63
2:10 o'clock P M
and recorded in Book 1675 Page 503
Recording Fee $2.00
Ruby J. Wilkes, Register
By Ann Martin
Deputy Reg.

Published by
TENNESSEE TITLE COMPANY
[redacted]
INSURANCE
ACTION

PG 467