K 3573

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $10.00----------

----------TEN AND NO/100----------DOLLARS

cash in hand paid by Alexander G. Swystum and wife, Geraldine G. Swystum

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Flora McNair Clifton and husband, J. A. Clifton, Jr.

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 Lot No. 24 and the easterly 30 feet of Lot No. 25 and the westerly part of Lot No. 23 on the Map of Meadowlawn Subdivision, as of record in Book 974, page 35, Register's Office for said County, and described as follows: Beginning at a point in the southerly margin of Meadow Drive, said point being 30 feet westerly from the northeast corner of Lot No. 25 on said plan; thence southerly parallel to the dividing line between Lots 24 and 25, 200.15 feet to a point; thence easterly 90 feet to a point, the southwest corner of Lot No. 23 on said plan; thence northeasterly along a hedge, 195 feet more or less to a point in the southerly margin of Meadow Drive; said point being 15 feet east of the northwest corner of Lot No. 23 on said plan; thence with the southerly margin of said Drive, westerly 105 feet to the point of beginning. Being part of the property conveyed to Flora McNair Clifton, by deed from Robert J. Cooper and wife, as of record in Book 1132, page 422, 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 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., except for the 1963 taxes which have been assumed by the Grantees herein. 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 10th day of June, 19 63.

J. A. Clifton, Jr.

Flora McNair Clifton

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Betty S. Spurlock, a Notary Public in and for said County and State, the within named Flora McNair Clifton and husband, J. A. Clifton, Jr.

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 10th day of June, 19 63.

Commission expires 10-30-65

Betty S. Spurlock
Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

From

Flora McNair Clifton and husband, J. A. Clifton, Jr.

To

Alexander G. Swystum, et ux

(Murphree Mortgage Company)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record 17 day of JUN A.D. 1963 at 2:12 o'clock P.M.
Noted in Book 4AC Page 371
Recorded in Book ____ Page ____
Recording Fee $2.20

Register

By Deputy Clerk

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

(22.000.00) 68803

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