BK 3610

For and in consideration of the sum of ($20.00)

TEN AND NO/100 DOLLARS

cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged,

I, Felix Dickerson, being one and the same person as F. A. Dickerson, have bargained and sold, and by these presents do transfer and convey unto the said Juanita Armstrong her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Adescription of premises proposed to be insured is as follows:
A tract of land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made by Draper Surveying Service, June 5,1963, as follows: Beginning on the northerly margin of a 50 feet public road at the southeast corner of Parcel 17 conveyed to Felix A.Dickerson by deed from William Clifford and wife, of record in book 3538,page 36,Register's Office for said County;thence north 11° west 909 feet to Baxter's southerly line; thence with his line south 88° east 756 feet; thence south 11° east 737 feet; thence north 85° west 500 feet; thence south 11° east 600 feet to the northerly margin of said 50 foot public road;thence with same north 87° 10' west 156 feet to the beginning, containing 7.8 acres, more or less. This tract is unimproved and known as Old Springfield Hwy. ,Joelton, Tennessee. A one-half undivided interest in said property was conveyed to F.A. Dickerson by deed from R.E.Worrall,County Court Clerk, dated May 21,1959,filed May 26,1959 , and recorded in book 2907,page 507, and a one-half undivided interest in said property was conveyed to Felix Dickerson by deed from William Gifford,dated June 16,1960, filed June 28,1960,and recorded in book 3097,page 476, 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 Juanita Armstrong her heirs and assigns, forever.

And I do covenant with the said Juanita Armstrong that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I , Felix Dickerson do further covenant and bind myself , my heirs and representatives, to warrant and forever defend the title to the said land to the said Juanita Armstrong her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 22 day of July, 1963

Felix A. Dickerson

F.A. Dickerson

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jim Steven, a Notary Public in and for said County and State, the within named Felix Dickerson

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

Witness my hand and official seal at office, this 22 day of July 1963

Commission expires My Commission Expires Nov. 3, 1964

Jim Steven
Notary Public

NOTARY PUBLIC DAVIDSON CO.

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