BK 3613

D-124707

WARRANTY DEED

FROM **79965**

Williams et al.

TO

Mrs. Virginia H. Moore

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 15 day of AUG A.D. 1963 at 8:32 o'clock
Noted in Book 0G Page 246
Recording Fee $2.50
Register, Deputy Reg.

Compliments of
Guaranty Title Company
A Division of
Insurance Company
Trust Building
Third & Union
TENNESSEE

For and in Consideration of the sum of Ten Thousand Six Hundred Fifty Three and no/100 ---
---------- ,653.00 ---------- *DOLLARS*

of which $,753.00 has been paid in cash by Mrs. Virginia H. Moore, the receipt of which is hereby acknowledged, and for the remainder the said Mrs. Virginia H. Moore has assumed and agrees to pay the unpaid balance of $,900.00 of an original title retainer of $,753.00 secured by deed of trust of record in Book 1927, page 142, Register's Office for Davidson County, Tennessee,

We, George A. Williams, B. L. Williams, Elizabeth T. Overton, Martha T. Williams Burnett, and Dorothy L. Williams,

have bargained and sold, and by these presents do transfer and convey unto the said Mrs. Virginia H. Moore, her

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Lot No. Eight (8) on the Plan of the L. Green's Subdivision of Lot No. 14 on the Franklin and L. G. Seidle Subdivision, as of record in Book 100, page 7, Register's Office for said County, described according to a survey made by Cowden-Miller, Surveyors, November 7, 1952, as follows:

Beginning at an iron pin in the northerly margin of Vine Street, said iron pin being 150 feet in a westerly direction from the north end of the intersection of said Vine Street with Hyatt Street; thence with the northerly margin of Vine Street westerly 75 feet to an iron pin; thence north 0° 16' west 150 feet to an iron pin; thence north 75° 16' west 75. feet to an iron pin; thence south 0° 16' east 150 feet to the beginning.

Being the same real property conveyed to George A. Williams, B. L. Williams, Elizabeth T. Overton, Martha T. Williams, and Dorothy L. Williams, by deed from Overton Land Company, Inc., of record in Book 1928, page 147, Register's Office for said County.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mrs. Virginia H. Moore, her

heirs and assigns, forever.

And we *do covenant with the said* Mrs. Virginia H. Moore

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,* except taxes for 1963 which are assumed by the grantee, and deed of trust as above 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* Mrs. Virginia H. Moore, her

heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s *this* 6th *day of* August, 19 63, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

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