K 3640

The DAVIDSON COUNTY TITLE CO. INC.

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100---------- DOLLARS ($ 10.00----), cash in hand paid, and other good and valuable considerations, the receipt of which is herebyacknowledged,

I, E. A. DANIEL, a widower,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto THOMAS M. McCULLOUGH and wife, BETTY J. McCULLOUGH,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING the easterly part of Lot No. 12, Block "D", East Lawn, of record in Book 547, pages 153 and 154, Register's Office for said County, described according to a copy of a survey made September 4, 1963, by Southern Land Surveying Co., Inc., as follows:

BEGINNING at an iron pin in the northerly margin of Elmore Street, the common corner of Lots Nos. 12 and 13; thence with the northerly margin of said Street, N 83° 00' W, 35.0 feet to an iron pin; thence N 7°30' E, 104.25 feet to an iron pin in the line between Lots Nos. 12 and 4; thence S 84°30' E, 27.59 feet to an iron pin, the common corner of Lots Nos. 4, 12, and 13; thence S 3°30' W, 105.25 feet to an iron pin, the point of beginning.

BEING part of the same property conveyed to E. A. Daniel and wife, Nissie S. Daniel, by deed from Wm. A. Garrett and wife, of record in Book 1315, page 471, said Register's Office, the said Nissie S. Daniel having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.
In witness whereof, the Grantor has hereunto set his hand on this, the 21st day of September, 19 63

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named E. A. Daniel, the bargainor(s), 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 Madison, Davidson County, this, the 21st day of September, 19 63

Notary Public

My commission expires: 7-20-65

7-20-65

MAIL TO: [redacted] 1038 Iverson Ave.

21 WARRANTY DEED

From E. A. Daniel, a widower

To THOMAS M. McCULLOUGH and wife, BETTY J. McCULLOUGH,

88716

[redacted]

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 30 day of SEP A.D. 1963 at 2:55 o'clock P. M.
Noted in Book 1116 Page 644
Recorded in Book [redacted] Page [redacted]
Recording Fee $ 2.75
By [redacted] Deputy Reg.
[redacted], Register

THE DAVIDSON COUNTY TITLE CO. INC.
2144 Lebanon Road
NASHVILLE 14, TENNESSEE

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