K 3642

WARRANTY DEED

For and in consideration of the sum of $10.00---------- ----------TEN AND NO/100---------- *DOLLARS*
Cash paid by Richard Wesley Woodcock and wife, Annie L. Woodcock, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Hugh M. Manar and wife, Rose R. Manar
have bargained and sold, and by these presents do transfer and convey unto the said Richard Wesley Woodcock and wife, Annie L. Woodcock their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being lot No. 58 on the map of Woodmont Boulevard Section of Marengo Park, of record in book 1130, page 2, Register's Office for said County.

Said lot No. 58 fronts 75.3 feet on the southeasterly side of Major Wilburn Foster Thoroughfare and runs back 188.7 feet on the northeasterly line and 193.8 feet on the southwesterly line to a dead line on which it measures 75 feet.

Being the same real property conveyed to Hugh M. Manar and wife, Rose R. Manar, by deed from J. Douglas Wright and wife, dated March 5, 1941, filed March 7, 1941, and recorded in book 1166, page 81, 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 Richard Wesley Woodcock and wife, Annie L. Woodcock, their *heirs and assigns, forever.*

And We *do covenant with the said* Richard Wesley Woodcock and wife, Annie L. Woodcock *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.*

And We, Hugh M. Manar and wife, Rose R. Manar *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Richard Wesley Woodcock and wife, Annie L. Woodcock, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our *hand*S *this* 15th *day of* October, 1963, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Hugh M. Manar
Hugh M. Manar

X Rose R. Manar
Rose R. Manar

STATE OF ~~TENNESSEE~~ Louisiana
COUNTY OF ~~DAVIDSON~~ Parish of Caddo

Personally appeared before me, Doris V. Fitzmorris, a Notary Public in and for said County and State, Hugh M. Manar and wife, Rose R. Manar

the within named bargainor, 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 Shreveport, Louisiana
this 15th day of October, 1963

Doris V. Fitzmorris
Notary Public

Commission expires At death

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