BK 3644

WARRANTY DEED

FROM JOSEPHINE B. TONEY

TO

WILLIAM H. RADER, ET UX

ED HILL REALTY CO

No. 93725

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

PEDIGO & SAINDON

WARRANTY DEED **ATTORNEYS TITLE COMPANY**

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. ______

SEND TAX NOTICES TO: ______

ADDRESS: ______

For and in Consideration of the sum of TEN AND NO/100 ($10.00)- DOLLARS and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged

I, Josephine B. Toney, have bargained and sold, and by these presents do transfer and convey unto the said William H. Rader and wife, Evelyn H. Rader, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 6th, formerly 9th, Civil District of Davidson County, Tennessee, being part of the Hinchey Petway Lands, not of record, all of Lots Nos. 23, 24, 25 and 26 on the Plan of Airdrie Subdivision "B", as of record in Book 547, page 42, Register's Office for said County, described according to a survey made by W. W. Turner Company, Engineers October 19, 1953, as follows:

BEGINNING at a point on the westerly margin of Avenal Avenue, at the northeast corner of Lot No. 22 on said subdivision; thence with the line between said Lots Nos. 22 and 23, North 87 deg. West 182 feet to the easterly margin of a 14 foot alley; thence with the easterly margin of said alley, North 2 deg. 20' East 230 feet; thence north 88 deg. 47' East 184 feet to an iron pin; thence South 87 deg. East 40 feet to an iron pin; thence South 3 deg. West 195.6 feet; thence North 87 deg. West 20 feet; thence South 3 deg. West 40 feet; thence North 87 deg. West 20 feet to the beginning, containing 1.2 acres, more or less.

BEING the same property conveyed to Charles J. Toney and wife, Josephine B. Toney, by deed from Joseph Mangum and wife, Elizabeth L. Mangum, of record in Book 2540, page 269, Register's Office for Davidson County, Tennessee. The said Charles J. Toney having since died.

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