K 3645

TENNESSEE TITLE COMPANY

For and in consideration of the sum of ($10.00) Ten and No/100 DOLLARS

cash in hand paid by John S. Womack and wife, Lennice W. Womack

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Joseph R. Moran and wife, Lorena A. Moran

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Land in Davidson County, Tennessee, being lot No. 122 on the plan of Rosewood Heights Subdivision, Section III, as of record in Book 2133, page 61, Register's Office for said County, described as follows: BEGINNING at a point in the southerly margin of Rosebank Avenue, said point being the common corner of lots 121 and 122; thence in a southerly direction and along the dividing line between said two lots, 240 feet to a point; thence eastwardly and along the dividing line between lot 122, and a tract marked "parcel A" on said plan, 201.7 feet to a point; thence northwardly and along the dividing line between lot 122 and a tract marked "part of parcel A" on said plan, 215 feet to a point at the beginning of a curve; thence around said Curve with a radius of 25 feet, northwestwardly 39.3 feet to a point in the southerly margin of Rosebank Avenue; thence with the margin of the same, westwardly 176.7 feet to the point of beginning. This property is improved and known as 609 Rosebank Avenue, Nashville, Tennessee. Send tax statements to First Federal Savings, Union at 4th, Ave., No. Nashville. BEING the same real property conveyed to Joseph R. Moran and wife, Lorena A. Moran by deed from Willie Mai Simmons Stevenson dated April 19, 1956, filed April April 27, 1956, and recorded in Book 2536, page 407, 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 GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seised and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein 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 GRANTEES, their heirs 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.

Witness our hands this 1st day of November, 1963.

Joseph R. Moran

Lorena A. Moran

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Joseph R. Moran and wife, Lorena A. Moran

STATE TAX $ 26.15
PROBATE .50
TOTAL $ 26.65

the bargainors, 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 Nashville, Tennessee, this 1st day of November, 1963.

NOV 5 1963
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

Commission expires

Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

From 95349

JOSEPH R. MORAN AND WIFE,

To

LORENA A. MORAN

JOHN S. WOMACK AND WIFE,

LENNICE W. WOMACK

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record this 5th day of NOV A.D. 1963 at 2:22 o'clock P.M.
Noted in Book 1078 Page 96
Recording Fee $2.00
Deputy Register

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

17,450.00

PLEASE MAIL TO * Mr. John S. Womack, 832 Crescent Hill Road, Nashville, Tenn.

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