BK 3671

WARRANTY DEED

For and in consideration of the sum of Ten and 00/100 ($10.00) Dollars, cash in hand paid by JAMES R. TRAVIS AND WIFE, IDA RUTH T. TRAVIS, hereinafter referred to as the Grantees, and other good and valuable considerations, receipt of which is hereby acknowledged, we Robert D. McCormack and wife, Dorothy McCormack, 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. 47 on the Plan of Glencliff Estates Section IV, as of record in Book 1826, page 76, Register's Office for said County, described as follows:

BEGINNING on the southwesterly margin of Lawndale Drive at the corner of Lots Nos. 46 and 47; thence with the line between said lots, southwesterly 240 feet; thence southeastwardly 8 feet to the corner of Lots 1 and 47; thence with the line between said lots, northeastwardly 171.2 feet to the corner of Lots 1, 2 and 47; thence with the line between Lots Nos. 2 and 47, northwardly 192 feet to the southwesterly margin of Lawnuale Drive; thence with the margin of said Drive, northwestwardly 110 feet to the beginning. This property is improved and known as 208 Lawndale Drive, Nashville, Tennessee. Send tax statements to First Federal Savings, Union at Fourth Avenue, North, Nashville, Tennessee.

Being the same property conveyed to Robert D. McCormack and wife, Dorothy McCormack, by deed from L. R. Jones and wife, as of record in Book 2027, page 166, 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 seized 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 16th day of December, 1963.

Robert D. McCormack

Dorothy McCormack

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