BK 3701

Book 3701 Page 315

WARRANTY DEED — THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and no/100 ($10.00) DOLLARS cash in hand paid by J. O. Cramer and wife, Wylie D. Cramer, receipt of which is hereby acknowledged, and other good and valuable considerations, I, Katie M. Lasater

have bargained and sold, and by these presents do transfer and convey unto the said J. O. Cramer and wife, Wylie D. Cramer 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 2nd Civil District of Davidson County, Tennessee, described according to a survey made December 7, 1963, by E.Medlin, Surveyor, as follows:

BEGINNING at a point in the center of Antioch Pike, formerly Cane Ridge Road, said point being the common front corner of the property herein described and the Collins property shown on said survey; thence along the westerly boundary line of Collins, N. 7 deg. 21 min. E. 440 feet to a point; thence N. 59 deg. 04 min. W. 163.7 feet to a point; thence S. 2 deg. 30 min. W. 85 feet; thence S. 17 deg. 30 min. W. 75 feet; thence S. 36 deg. 30 min. W. 203.7 feet to a point in the center of Antioch Pike or Cane Ridge Road; thence with the center of said road, S. 47 deg. 17 min. E. 185 feet; thence continuing with the center of said Road S. 51 deg. 55 min. E. 100 feet to the point of beginning.

BEING part of the same property conveyed to Katie M. Lasater by deed from Frank Jenkins and wife, Aline Jenkins, of record in Book 3642, page 251, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. O. Cramer and wife, Wylie D. Cramer their heirs and assigns, forever.

And I do covenant with the said J. O. Cramer and wife, Wylie D.Cramer that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Katie M. Lasater do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said J. O. Cramer and wife, Wylie D.Cramer their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 13th day of December, 1963

Mrs Katie M Lasater

PG 315