K 3708

WARRANTY DEED

For and in consideration of the sum of $10.00----------
----------TEN AND NO/100----------*DOLLARS*
Cash paid by Willie F. Spray and wife, Mary K. Spray, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Charles Edward Hardee and wife, Betty Jo Hardee

have bargained and sold, and by these presents do transfer and convey unto the said Willie F. Spray and wife, Mary K. Spray

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. 16 on the Plan of Laurel Acres, as of record in book 2133, page 48, Register's Office for said County, described as follows:

Beginning on the westerly margin of Mashburn Road at the corner of lots Nos. 15 and 16; thence with the line between said two lots westwardly 232 feet; thence south 3° 48' west 92.8 feet to the corner of a 20-foot reserved strip; thence with the northerly margin of said strip eastwardly 180 feet to the beginning of a curve; thence around said curve with a radius of 20 feet northeastwardly 30.7 feet to the westerly margin of Mashburn Road; thence with said Road northwardly 46.7 feet to the beginning.

Being the same real property conveyed to Charles Edward Hardee and wife, Betty Jo Hardee, by deed from Andrew J. A. Moore, dated June 3, 1955, filed June 7, 1955, and recorded in book 2435, page 473, 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 Willie F. Spray and wife, Mary K. Spray

their *heirs and assigns, forever.*

And we *do covenant with the said* Willie F. Spray and wife, Mary K. Spray

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, Charles Edward Hardee and wife, Betty Jo Hardee

do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Willie F. Spray and wife, Mary K. Spray

their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our hands *this* 10th *day of* April, 1964, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Charles Edward Hardee
Charles Edward Hardee

X Betty Jo Hardee
Betty Jo Hardee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, O. Kenneth Browning, *a Notary Public in and for said County and State,* Charles Edward Hardee and wife, Betty Jo Hardee

the within named bargainor S, *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* 30th *day of* April, 1964.

O. Kenneth Browning *Notary Public*

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

My commission expires Oct 30, 1965

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