BK 3710

WARRANTY DEED

For and in consideration of the sum of $10.00----------
----------TEN AND NO/100----------*DOLLARS*

Cash paid by Dan Ray Malone and wife, Margaret R. Malone, and other good and valuable considerations, the receipt of which is hereby acknowledged.

we, Robert Wilson Sykes and wife, Mika Rogers Sykes

have bargained and sold, and by these presents do transfer and convey unto the said Dan Ray Malone and wife, Margaret R. Malone

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. 82 on the Plan of Southmeade, as of record in book 1835, pages 118 and 119, and amended in book 2100, page 609, Register's Office for said County, described as follows:

Beginning on the southeasterly margin of Omandale Drive at the corner of lots Nos. 81 and 82; thence with the line between said two lots southeastwardly 152.9 feet; thence south 31 degrees 10 minutes west 135 feet; thence south 70 degrees 19 minutes west 109.3 feet to the corner of lots Nos. 82 and 83; thence with the line between said two lots northwestwardly 236 feet to the southeasterly margin of Omandale Drive; thence with said Drive northeastwardly 219 feet to the beginning.

Being the same real property conveyed to Robert Wilson Sykes and wife, Mika Rogers Sykes, by deed from Frank Sykes and wife, dated January 10, 1955, filed January 17, 1955, and recorded in book 2339, page 383, 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 Dan Ray Malone and wife, Margaret R. Malone their *heirs and assigns, forever.*

And we *do covenant with the said* Dan Ray Malone and wife, Margaret R. Malone *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, Robert Wilson Sykes and wife, Mika Rogers Sykes *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Dan Ray Malone and wife, Margaret R. Malone, their *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* our *hands this* 24th *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 Robert Wilson Sykes
Robert Wilson Sykes
X Mika Rogers Sykes
Mika Rogers Sykes

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Glenn Rushton *a Notary Public in and for said County and State,* Robert Wilson Sykes and wife, Mika Rogers Sykes

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* 24th *day of* April, 19 64.

Glenn Rushton *Notary Public*

My commission expires 2-5-67

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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