BK 3767

35180

WARRANTY DEED

FROM

Jerry L. Foster et ux et al

TO

Idolene V. Akins

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 9 JUN A.D. 1964
at 1:30 o'clock P.M.
Noted in Book 3767 Page 163
Recorded in Book Page
Recording Fee $2.50
Ellis J. Williams, Register
By Deputy Reg.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

WARRANTY DEED

For and in Consideration of the sum of.....

One Thousand Five Hundred and no/100 ($1,500.00)----------*DOLLARS*

cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and the assumption by the Grantee and agreement to pay the balance of certain Installment Notes secured by Deeds of Trust to Elkin Garfinkle, Trustee, of record in Book 3014, page 436, Book 3090, page 616, and Book 3171, page 571, Register's Office for Davidson County, Tennessee, we, Jerry L. Foster and wife, Josephine Foster, Geraldine Foster Woods and Mattie Foster Smith,

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Idolene V. Akins, a widow, her

.....*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, formerly the 3rd, Civil District of Davidson County, Tennessee, being part of Lot No. 4 on the plan of the survey of Aaron Charlton, deceased, Lands, as of record in Plan Book 2, page 66, Chancery Court at Nashville, described according to a survey made by Clyde D. Anderson, Surveyor, October 4, 1959, as follows:

Beginning on the northwesterly margin of Mt. View Road, at its intersection with the southerly margin of Hamilton Church Road; thence with the northwesterly margin of Mt. View Road south 55° 35' west 551.93 feet to an iron pin; thence north 2° 08' east 378.4 feet to an iron pin on the southerly margin of Hamilton Church Road; thence with said Road south 86° 18' east 156.58 feet, south 83° 06' east 97.98 feet to an iron pin, south 77° 07' east 98.89 feet to an iron pin, and south 76° 16' east 94.04 feet to the beginning, containing 2.2 acres, more or less.

Being part of the real property conveyed to Jerry L. Foster and Geraldine Foster Woods, by deed from Mattie Foster Smith, dated September 17, 1959, filed September 17, 1959, and recorded in Book 2960, page 441, and Geraldine Foster Woods conveyed the westerly part of premises to Jerry L. Foster by deed dated November 12, 1959, filed November 12, 1959, and recorded in Book 2993, page 398, and Jerry L. Foster conveyed the easterly part of premises to Geraldine Foster Woods by said deed of record in Book 2993, page 398, Register's Office for said County.

This conveyance of said property is made expressly subject to the right for an easement for a 20-foot radius at the Southwest intersection of Hamilton Church Road and Mt. View Road with the new right-of-way following around the arc of a 20-foot radius, granted Davidson County, Tennessee, by Jerry Foster, by instrument of record in Book 2544, page 371, Register's Office for Davidson County, Tennessee, lying within boundaries of premises as herein described.

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