Mail TAX Statement
to Juanita B. Howell
Madison, Tenn.

BOOK 3849 PAGE 205

WARRANTY DEED

MAP 74
PAR. 12, 17, 18 M.P.

For and in Consideration of the sum of --$10.00--

TEN AND NO/100 ---------- **DOLLARS**

cash in hand paid, the receipt of which is hereby acknowledged, and for other good and valuable considerations,

We, R. R. Poe and wife, Sara F. Poe (Sara F. Poe and Sarah F. Poe being one and the same person)

have bargained and sold, and by these presents do transfer and convey unto the said

Juanita B. Howell

her **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:**

TRACT NO. I:
Land in the 11th, formerly, the 19th Civil District of Davidson County, Tennessee, being lot No. 4 on the plan of the lands of George Hadley, deceased, as of record in Minute Book X, page 530, County Court for said County, described as follows; Beginning at a stake at the corner of lots Nos. 3 and 4; thence with the line between said lots, north 88 deg. west 26.60 poles to a stake; thence southwardly 24.06 poles to a stake at the corner of lots 4 and 5; thence with the line between said two lots, south 88 deg. east 26.60 poles to a stake; thence northwardly 24.06 poles to the beginning, containing 4 acres, more or less.

TRACT II:
A tract of land in the 11th, formerly 19th, Civil District of Davidson County, Tennessee, being part of the easterly one-half of lot No. 6 on the plan of the lands of James M. Wray, deceased, as of record in Minute Book "J", page 323, County Court for said County, described as follows:
Beginning at a point on the westerly margin of Neely's Bend Road, the southeast corner of a part of said easterly one-half of Lot No. 6 conveyed to Mrs. Lizzie Hudgens, by deed from Romans Hailey, County Court Clerk, of record in book 577, page 282, Register's Office for said County; thence westwardly, with said Mrs. Hudgens' southern boundary line, 420 feet, more or less, to the eastern boundary line of the westerly one-half of said lot No. 6, formerly owned by George Hadley, the southwest corner of said Mrs. Hudgens' tract of land; thence southerly, with the eastern boundary line of said George Hadley tract of land, 200 feet, more or less, to the northwest corner of another part of the easterly one-half of said lot No. 6 conveyed to Alvin L. Shofner and wife, Ella May Shofner, by deed from E. D. Dunn and wife, of record in Book 879, page 275, said Register's Office; thence easterly, with their

northern boundary line, 420 feet, more or less, to Neely's Bend Road; thence northerly, with the westerly margin of said road, 200 feet, more or less, to the beginning, containing 2 acres, more or less. Being the same property conveyed from Emma C. Ferguson, widow by Warranty Deed to R. R. Poe et ux of record in book 2880, page 95, said Register's Office.

A small tract of land in the 11th Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made December 4, 1958 by Z. J. Wilkinson, Surveyor as follows:

BEGINNING at an iron pin in the west margin of Neely's Bend Road 240 feet more or less south of the southeast corner of the land conveyed to Joe A. Hudgens by deed of record in Book 1358, page 87, Register's Office for said County; thence north 87° 30' west 405 feet to an iron pin in a fence line; thence along said fence south 6° 35' west 180 feet to an iron pin in the north line of the Pomp Hudson land; thence continuing along said fence along Hudson's line, south 87° 30' east 410 feet to an iron pin in the west margin of Neely's Bend Road; thence with the margin of the same, north 5° east 180 feet to the point of beginning, containing 1.68 acres more or less.

Being the same property conveyed from Mrs. Lizzie Hudgens Piercey, a widow by Warranty Deed to R. R. Poe, et ux Sara Poe of record in Book 2863, page 119, 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 Juanita B. Howell her heirs and assigns, forever.

And we do covenant with the said Juanita B. Howell 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, R. R. Poe and wife, Sara F. Poe do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Juanita B. Howell her heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 7 day of January, 1965.

R. R. Poe

Sara F. Poe

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mrs. William M. Peacher, a Notary Public in and for said County and State, the within named R. R. Poe and wife, Sara F. Poe

the 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 Madison, Tennessee, this 7 day of January, 19 65

Mrs. William M. Peacher, Notary Public.

My Commission Expires January 31, 1967

Commission Expires

STATE OF
COUNTY OF

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor....., with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, this day of , 19.....

, Notary Public.

Commission expires.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , a Notary Public of the State and County aforesaid, personally appeared, with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission expires.

BOOK 3849 PAGE 208

STATE TAX $ 15.00
PROBATE .50
TOTAL $ 15.50

JAN 8 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID JAN 8 - 1965

CT

64501

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 8 3 35 PM '65

NOTED: BOOK 112 PAGE 169
RECORDING FEE $ 2.00
DEP. REG. ____

WARRANTY DEED

FROM

R. R. Poe and wife,

Sara F. Poe

TO

Juanita B. Howell

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

File Mrs. P. Howell & Son