K 2277

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Five Hundred Fifty & No/100 -($550.00) - - - DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby expressly acknowledged; and, as a furthur consideration, the said Ernest McCoy Spray and wife Ruby Mai Spray hereby assume and agree to pay the unpaid balance of the mortgage indebtedness evidenced and secured by Deed of Trust executed to Louis Leftwich, Jr., Trustee of record in Book 2230, Page 637, Register's Office for Davidson County, Tennessee,

We, Brownlow Spurlock and wife Ruby Dale Spurlock

have bargained and sold, and by these presents do transfer and convey unto the said Ernest McCoy Spray and wife Ruby Mai Spray

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 12th Civil District of Davidson County, Tennessee, being Lot No. 3 on the Map of Linda Jacob Subdivision, Section 1, as of record in Book 2083, page 7, said Register's Office.

Said Lot No. 3 fronts 60 feet on the northeasterly side of West Trinity Lane and extends back between parallel lines 166.7 feet to a dead line in the rear, measuring 60 feet thereon.

Being the same property conveyed to Brownlow Spurlock and wife Ruby Dale Spurlock by deed from W. G. Jacob and wife Margaret Jacob, of record in Book ________, Page ________, 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 Ernest McCoy Spray and wife Ruby Mai Spray their heirs and assigns, forever.

And we do covenant with the said Ernest McCoy Spray and wife Ruby Mai 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, except for mortgage above stated and taxes for 1954 which have been prorated and the Grantees hereby assume and agree to pay.

And We; Brownlow Spurlock and wife Ruby Dale Spurlock do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Ernest McCoy Spray and wife Ruby Mai Spray their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of May, 1954.

Brownlow Spurlock

Ruby Dale Spurlock

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