K 2864

$7.07 80

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ---------($10.00)----------

-----Ten and No/100---------- DOLLARS

Cash in hand paid by Randol E. Luna and wife, Rachel H. Luna, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, together with the assumption of an indebtedness, the present balance of which is $2,827.70, by Randol E. Luna and wife, Rachel H. Luna, retained in a deed from Edwin B. Raskin and wife, to G. L. Waynick and wife, of record in Book 2167 Page 80, R. O. D. C., Tennessee,

Grantees also agree to pay all taxes on property.

We, G. L. Waynick and wife, Theresa S. Waynick

have bargained and sold, and by these presents do transfer and convey unto the said Randol E. Luna and wife, Rachel H. Luna, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being the westerly 25 feet of Lot No. 7 of Block 10, on the Map of Cherokee Park Subdivision, of record in Book 161, page 75, Register's Office for said County.

Said part of Lot No. 7 fronts 25 feet on the northerly side of Louisiana Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to G. L. Waynick and wife, Theresa S. Waynick by deed from Edwin B. Raskin and wife, Rebecca K. Raskin, of record in Book 2167 page 80, 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 Randol E. Luna and wife, Rachel H. Luna, their heirs and assigns, forever.

And we do covenant with the said Randol E. Luna and wife, Rachel H.Luna 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 taxes for 1958, which have been assumed by the Grantees herein.

And we, G. L. Waynick and wife, Theresa S. Waynick do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Randol E. Luna and wife, Rachel H.Luna their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 24th day of January, 19 59

G. L. Waynick

Theresa S. Waynick

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