WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten Dollars ($10.00) - DOLLARS and other good and valuable considerations, cash in hand paid to the undersigned, Andrew Ewing, Trustee, by William E. Wallen and wife, Sara W. Wallen, receipt of which is hereby acknowledged, I, the said Andrew Ewing, Trustee, acting pursuant to the powers conferred upon me by a certain deed of record in Book 2796, page 604, Register's Office for Davidson County, Tennessee, reference being made to said deed for the powers therein conferred upon me,

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

Being Lot No. 347 on the Plan of Glengarry Park. Section III, as of record in Book 2900, page 25, Register's Office for said County,

Reference is made to said plan for a more complete description of said lot.

Being part of the same property conveyed to Andrew Ewing, Trustee, by deed from Russell Campbell and wife, Mary Baird Campbell, of record in Book 2796, page 604, Register's Office for Davidson County, Tenn.

The above described property is conveyed expressly subject to:

1. Restrictive Covenants of record in Book 2960, page 5; Book 1788, page 349, and Book 2796, page 604, Register's Office for said County.
2. The Plan of record in Book 2900, page 25, said Register's Office shows an Owner's Certificate, minimum building setback lines and easements for public utility purposes.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William E. Wallen and wife, Sara W. Wallen their heirs and assigns, forever.

And I do covenant with the said William E.Wallen and wife, Sara W. Wallen that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except by taxes for the year 1959 which will be paid by Grantor.

And I, Andrew Ewing, Trustee do further covenant and bind myself, my successors and assigns ~~heirs and representatives~~, to warrant and forever defend the title to the said land to the said William E. Wallen and Sara W. Wallen their heirs and assigns against the lawful claims of all persons, whomsoever, insofar as I as Trustee am authorized so to do, but not otherwise.

Witness my hand this 5th day of November, 1959.

Andrew Ewing
Trustee