BK 3000

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 Brice West and wife, Estella Kendrick West and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration the said Brice West and wife Estelle Kendrick West, have assumed and agreed to pay the remaining unpaid balance of a certain note in the original principal amount of $15,200.00 which is secured by a deed of trust executed by the within named grantors to Ferris C. Bailey, Trustee, of record in Book 2672, page 109, Register's Office for Davidson County, Tennessee, the unpaid balance as of this date being $14,717.59 and payable on the 1st day of each month in the amount of $84.06 per month, which includes both principal and interest until paid in full.

We, James Demer and wife, Joan D. Demer

_____ have bargained and sold, and by these presents do transfer and convey unto the said Brice West and wife, Estella Kendrick West, 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 lot No. 115 on the Plan of Crest Meade, Section II, of record in Book 2331, pages 151 and 152, Register's Office for said County.

Said lot No. 115 fronts 98 feet on the easterly side of Shiloh Drive and runs back between lines 210 feet on the northerly line, 208.2 on the southerly line to a dead line in the rear, on which it measures 98.3 feet.

Being the same property conveyed to James Demer and wife, Joan D. Demer, by deed from Myron R. Simons and wife, Bess S. Simons, of record in Book 2741, page 273, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Brice West and wife, Estella Kendrick West _____ their _____ heirs and assigns, forever.

And we do covenant with the said Brice West and wife, Estella Kendrick West 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, James Demer and wife, Joan D. Demer do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Brice West and wife, Estella Kendrick West, their _____ heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd day of January, 1960

Mary E. Shearer

James Demer

Joan D. Demer

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