K 3066

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

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

---Ten and 00/100--- **DOLLARS**

cash in hand paid by A. R. Woodroof and wife, Hettie Woodroof, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the assumptionof a Deed of Trust executed by C. A. Davenport and wife, Lou Bell Davenport to E. A. Goodloe, Trustee, dated May 18, 1954, filed May 21, 1954, and recorded in Book 2248, page 259, Register's Office for Davidson County, Tennessee, to secure to Home Federal Savings & Loan Association of Nashville, the payment of a note of even date for $3,200.00, with interest at the rate of 5½% per annum, a service fee of ½% per annum, and said principal, interest and service fee shall be payable $35.53 on the 1st day of July, 1954, and a like sum on the same day of each month thereafter, the present principal balance being $1,599.39 as of April 30, 1960.

We, C. A. Davenport and wife, Lou Bell Davenport

have bargained and sold, and by these presents do transfer and convey unto the said A. R. Woodroof and wife, Hettie Woodroof, 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. 7 on the plan of the Benedict Land Company's Subdivision of the Lindsley Tract, as of record in Book 332, page 10, Register's Office for said County.

Said lot No. 7 fronts 50 feet on the northerly side of Cleveland Street and runs back between parallel lines, with the easterly margin of North 2nd Street, 150 feet to an alley.

Being the same real property conveyed to C. A. Davenport and wife, Lou Bell Davenport, by deed from N. M. Rosenblum and wife, dated October 1, 1946, filed October 19, 1946, and recorded in Book 1415, page 151, 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 A. R. Woodroof and wife, Hettie Woodroof, their heirs and assigns, forever.

And we **do covenant with the said** A. R. Woodroof and wife, Hettie Woodroof **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, C. A. Davenport and wife, Lou Bell Davenport **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** A.R.Woodroof and wife, Hettie Woodroof their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hands this** 15th **day of** April, 1960

DOCUMENTARY

C. A. Davenport

Lou Belle Davenport

PG 447