BK 3073

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, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and for further consideration, the grantees herein assume and agree to pay the remaining unpaid balance of a certain promissory note in the original principal sum of $9850.00 executed by Carlos M. Fetterolf, Jr. and wife Norma B. Fetterolf, payable to the order of Kimbrough Phillips Company, dated July 21, 1954 and secured by a deed of trust to Miller Kimbrough, Trustee, of record in book 2306, page 589, R.O.D.C. Tennessee,

we, Walter C. Biffle and wife Earline Howard Biffle

have bargained and sold, and by these presents do transfer and convey unto the said James Albert Armstrong and wife Eva Christine Armstrong

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. 22 on the Plan of Parma Heights, Section II, of record in Book 2083, page 71, Register's Office for Davidson County, Tennessee. Said lot No. 22 fronts 80 feet on the north side of Wheeler Avenue and runs back between lines 182.8 feet on the west line and 210.3 feet on the east line to a dead line in the rear, on which it measures 84.6 feet.
Being the same property conveyed to Walter C. Biffle and wife, Earline Howard Biffle by deed from Carlos M. Fetterolf, Jr. and wife Norma B. Fetterolf, of record in book 2603, page 259, R.O.D.C. 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 James Albert Armstrong and wife Eva Christine Armstrong, their heirs and assigns, forever.

And we do covenant with the said James Albert Armstrong and wife, Eva Christine Armstrong 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 as above set out.

And we, Walter C. Biffle and wife, Earline Howard Biffle

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said James Albert Armstrong and wife Eva Christine Armstrong, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 27 day of May, 1960

Walter C. Biffle

Earline Howard Biffle

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