K 3099

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and No/100 ----------

----------($10.00) ---------- DOLLARS

Cash in hand paid by John H. Laird and wife, Mary G. Laird, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

WILLIAM P. RUSSELL AND WIFE, VIRGINIA RUSSELL

_____ have bargained and sold, and by these presents do transfer and convey unto the said John H. Laird and wife, Mary G. Laird

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. 6 on the Plan of Abbott Martin Estates, as of record in Book 2854, page 27, Register's Office for said County.

Said Lot No. 6 fronts 145 feet on the northerly side of Warfield Lane and extends back 138 feet on the easterly line and 200 feet on the westerly line to a dead line, which is a broken line, measuring 170.1 feet thereon.

Being part of the real property conveyed to William P. Russell and wife, Virginia Russell, by deed from William B. Alston and wife, dated January 6, 1959, filed January 7, 1959, and recorded in Book 2861, page 281, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John H. Laird and wife, Mary G. Laird their heirs and assigns, forever.

And we do covenant with the said John H. Laird and wife, Mary G. Laird 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 1960 taxes which have been prorated and are hereby assumed by the purchasers.

And we, William P. Russell and wife, Virginia Russell do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said John H. Laird and wife, Mary G. Laird their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 12th day of July, 1960

William P. Russell

Virginia Russell

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