K 3128

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten Thousand and No/100---------- ($10,000.00) DOLLARS

Cash in hand paid by Walker Harvill McCaleb and wife, Modene Harden McCaleb, the receipt of which is hereby acknowledged, we,

Marvin F. Clendenin and wife, Martha H. Clendenin

have bargained and sold, and by these presents do transfer and convey unto the said Walker Harvill McCaleb and wife, Modene Harden McCaleb 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. 21 on the Map of Mashburn Heights, as of record in Book 1835, page 1, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 fronts 76 feet on the north side of Live Oak Road and runs back between lines, 177.8 feet on the west line and 189.9 feet on the east line to a dead line in the rear on which it measures 77.3 feet.

Being the same property conveyed to Marvin F. Clendenin and wife, Martha H. Clendenin, by deed from Griffith E. Meredith and wife, of record in Book 2154, page 541, Register's Office for Davidson County, Tennessee.

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 Walker Harvill McCaleb and wife, Modene Harden McCaleb their heirs and assigns, forever.

And we do covenant with the said Walker Harvill McCaleb and wife, Modene Harden McCaleb that they are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except for 1960 taxes, which have been pro-rated and are hereby assumed by the purchasers.

And we, Marvin F. Clendenin and wife, Martha H. Clendenin do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Walker Harvill McCaleb and wife, Modene Harden McCaleb, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 30th day of August, 1960.

Marvin F. Clendenin

Martha H. Clendenin

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