BK 3134

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Thirteen Thousand Nine Hundred Fifty and No/100 ($13,950.00) **DOLLARS**

Cash in hand paid by John M. Johnson Jr., and wife, Alice C. Johnson, the receipt of which is hereby acknowledged,

WRIGHT AND SADLER INC.,

a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has ~~have~~ es **bargained and sold, and by these presents do transfer and convey unto the said** John M. Johnson Jr., and wife, Alice C. Johnson

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. 227 on the Map of Primrose Acres Subdivision, Section III, as of record in Book 2900, page 71, Register's Office for Davidson County, Tennessee.

Said Lot No. 227 fronts 100.0 feet on the easterly margin of Caklynn Drive and extends back 201.3 feet on the northerly line and 155.3 feet on the southerly line, to a dead line in the rear, measuring 98.0 feet thereon.

Being a part of the property conveyed to Wright and Sadler, Inc. by two deeds, one from Outerspace Development Corporation as of record in Book 3035, page 617, and the other from E. M. Kemper and wife, Lucy B. Kemper, as of record in Book 2992, page 119, 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 John M. Johnson Jr., and wife, Alice C. Johnson their **heirs and assigns, forever.**

And we **do covenant with the said** John M. Johnson Jr., and wife, Alice C. Johnson **that** it is **lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.**

And WRIGHT & SADLER INC., es **do further covenant and bind** itself, its successors ~~heirs~~ **and representatives, to warrant and forever defend the title to the said land to the said** John M. Johnson Jr., and wife, Alice C. Johnson their **heirs and assigns against the lawful claims of all persons, whomsoever.**

IN WITNESS WHEREOF, WRIGHT & SADLER INC., a corporation aforesaid, has caused this instrument to be executed by its duly authorized officers on this 7th day of October 1960.

WRIGHT AND SADLER INC.,

Attest: Lewis H. Sadler

Lewis H. Sadler, Secretary-Treasurer

BY: John E. Wright

John E. Wright, President

PG 375