K 3165

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of Ten and 10/100 ($10.00) DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

We, Lloyd E. Potts and wife, Lillian M. Potts,

have bargained and sold, and by these presents do transfer and convey unto the said Phillip N. Martin and wife, Lorraine Martin, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

being lot No. 114 and the south 10 feet of lot No. 116 on the map of Oakwood Park, as of record in book 421, page 12, Register's Office for said County.

Said lot and part of lot adjoin and front together 40 feet on the westerly side of North Sixth Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to Lloyd E. Potts and wife, Lillian M. Potts, by deed from W.R. Midgett and wife, Luella Midgett, of record in book 1676, page 17, Register's Office for Davidson County, 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 Phillip N. Martin and wife, Lorraine Martin, their heirs and assigns, forever.

And we do covenant with the said Phillip N. Martin and wife, Lorraine Martin, 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, the said grantors, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Phillip N. Martin and wife, Lorraine Martin, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 17 day of December, 1980

Lloyd E. Potts

Lillian M. Potts

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