K 3177

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 and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the further consideration that the grantees, Elmer H. Mayo and wife, Sarah M. Mayo, have assumed and agreed to pay the unpaid balance of a note dated April 6, 1960, in the original principal sum of $9,900.00, payable in monthly installments to Fidelity Federal Savings and Loan Association and secured by a deed of trust of record in Book 3051, page 439, Register's Office for Davidson County, Tennessee,

We, Walter B. Williams and wife, Largie L. Williams, have bargained and sold, and by these presents do transfer and convey unto the said Elmer H. Mayo and wife, Sarah M. Mayo, 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. 12 of Block "E" on the Revised Plan of Power and Roth, Madison Park Subdivision, of record in Book 845, page 7, Register's Office for said County.

Said Lot No. 12 fronts 50 feet on the easterly side of Gallavista Avenue and extends back between parallel lines 200 feet to a dead line.

Being property conveyed to Walter B. Williams and wife, Margie L. Williams, by deed from Ethel Marlin, a widow, of record in Book 3035, page 599, 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 Elmer H. Mayo and wife, Sarah M. Mayo, their heirs and assigns, forever.

And We do covenant with the said Elmer H. Mayo and wife, Sarah M. Mayo, 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 forth.

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 Elmer H. Mayo and wife, Sarah M. Mayo, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 11th day of January, 1961

Walter B. Williams

Margie L. Williams

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