K 3177

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

and other good and valuable consideration cash in hand paid by O'Brien Lockridge and wife, Sadie Lockridge, receipt of all of which is hereby acknowledged

We, Roy Napier and wife, Bessie Napier have bargained and sold, and by these presents do transfer and convey unto the said O'Brien Lockridge and wife, Sadie Lockridge 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. 3 and the southerly 10 feet of Lot No. 4 on the Plan of C. H. Stier's Addition to Nashville, of record in Book 332, page 82, Register's Office for said County.

Said Lot No. 3 and part of Lot No. 4 adjoin and front together 60 feet on the westerly side of 9th Avenue North, and run back between parallel lines 174 feet to an alley.

Being the same real property conveyed to Roy Napier and wife, Bessie Napier, by deed from Burnie Lee Warren, et al, dated November 1, 1958, filed November 20, 1958, and recorded in Book 2855, page 259, 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 O'Brien Lockridge and wife, Sadie Lockridge their heirs and assigns, forever.

And we do covenant with the said XX O'Brien Lockridge and wife, Sadie Lockridge 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, Roy Napier and wife, Bessie Napier do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said O'Brien Lockridge and wife, Sadie Lockridge, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 13th day of January, 1961

Roy Napier

Bessie Napier

PG 621