BK 3217

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----------

TEN ($10.00) & ------ No/100 DOLLARS

and other good and valuable consideration paid by Z.C. Gammel and wife, Marian Houston Gammel, I, James P. Dalton d/b/a Dalton Construction Company

_____ have bargained and sold, and by these presents do transfer and convey unto the said Z. C. Gammel and wife, Marian Houston Gammel their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A portion of the H.E. Stanford Farm, lying in the Third Civil District of Davidson County, Tennessee, and described according to a copy of a survey thereof made by Turner Engineering Co., on July 25, 1960, and being described on said Turner Survey as Tract C, as follows:

Beginning at a point in the northwesterly margin of Lebanon Rd, at the southeast corner of Lot No. 271, on the Plan of Stanford Country Club Estates, Section II, as of record in Book 2854, Page 79, Register's Office; thence with the margin of said Lebanon Rd. southwesterly around a slight curve, 150 feet to a corner of Tract B, thence with the line between Tracts B and C, North 52° 11' West 258.3 feet to the line of Tract A; thence with the line between tracts A and C, North 21° 52' East 192.2 feet to the northwesterly corner of Lot No. 271, aforementioned; thence with the line of said Lot, South 45° 49' East 318 feet to the point of beginning.

Being the same property conveyed to James P. Dalton d/b/a Dalton Construction Company by installment deed from Ferriss C. Bailey, Trustee, of record in Book 3103, Page 513, R.O.D.C.

This conveyance is made subject to restrictions recorded January 5, 1960, in Book 2999, Page 131, made applicable to the land in question by instrument recorded January 15, 1960, in Book 3000, Page 381, Register's Office for Davidson County, Tennessee. I, Dorothy G. Dalton, join in the execution of this deed for the purpose of conveying any interest which I might have.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Z. C. Gammel and wife, Marian Houston Gammel their heirs and assigns, forever.

And we do covenant with the said Z.C. Gammel and wife Marian Houston Gammel 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 I, James P.Dalton d/b/a Dalton Construction Company do further covenant and bind my heirs and representatives, to warrant and forever defend the title to the said land to the said Z.C. Gammel & wife Marian Houston Gammel their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 7 day of March, 19 61

James P. Dalton

Dorothy G. Dalton

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