K 3220

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of - - - - $10.00 - - - - - - - - -

- - - - TEN AND NO/100 - - - - - - - - - - - - - - DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and for further consideration the grantees herein assume and agree to pay the remaining unpaid balance of a certain promissory note in the original principal sum of $13,600.00, executed by Carl Edward Tinch and wife Helen Fay Tinch, payable to the order of Kimbrough Phillips Company, dated June 14, 1960 and secured by Deed of Trust to Miller Kimbrough, Trustee, of record in book 3092, page 153, R.O.D.C. Tennessee,

we, Carl Edward Tinch and wife Helen Fay Tinch have bargained and sold, and by these presents do transfer and convey unto the said Jere Baxter Holt Sr. and wife Margaret F. Black Holt 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. 50 on the Plan of Burchwood Gaddens, Section Two, of record in book 2900, page 66, Register's Office for said County.
Said lot No. 50 fronts 77 feet on the easterly side of Stratford Avenue and extends back 134.9 feet on the northerly line and 150 feet on the southerly line to a broken line in the rear measuring 114.64 feet thereon.
Being the same property conveyed to Carl Edward Tinch and wife Helen Fay Tinch by deed from Gaines and Gregory Construction Company, Inc., of record in book 3075, page 511, R.O.D.C. 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 Jere Baxter Holt Sr. and wife Margaret F. Black Holt, their heirs and assigns, forever.

And we do covenant with the said Jere Baxter Holt Sr. and wife Margaret Black Holt 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 out.

And we, Carl Edward Tinch and wife Helen Fay Tinch do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jere Baxter Holt Sr. and wife Margaret F. Black Holt, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 19th day of April 19 61

Carl Edward Tinch

Helen Fay Tinch

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