K 3247

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00- - - - - - - - - - - - - - - - - - - - - - - -
Ten and No/100- - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS,
Cash in hand paid by B. Delton Richardson and wife, Bonnie D. Richardson, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

BASIL BURNETTE, SR., AND WIFE, THELMA BURNETTE, AND BASIL BURNETTE, JR., AND WIFE, BETTY M. BURNETTE,

have bargained and sold, and by these presents do transfer and convey unto the said B. DELTON RICHARDSON AND WIFE, BONNIE D. RICHARDSON,

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. 48 on the Map of Stratton Heights, as of record in Book 1835, page 13, Register's Office for Davidson County, Tennessee, and described as follows:

BEGINNING at a point in the south margin of Chadwell Drive, at the corner of Lots Nos. 47 and 48; thence with the line between said lots southerly 110 feet to the corner of Lot No. 46; thence with the line between Lots Nos. 46 and 48, southeasterly 59.8 feet to the corner of Lot No. 36; thence with the line between Lots Nos. 36 and 48, northeasterly 77.8 feet to the corner of Lots 35 and 48; thence with the line between Lots Nos. 35 and 48, northerly 99.6 feet to the south margin of Chadwell Drive; thence with the margin of the same, westerly 110 feet to the beginning.

Being the same property conveyed to Basil Burnette, Sr., and wife, Thelma Burnette, as to a 1/2 undivided interest, by deed from Woodrow Hargrove and wife, as of record in Book 2396, page 535, and the other 1/2 undivided interest in Basil Burnette, Jr., by deed from Woodrow Hargrove and wife, as of record in Book 2396, page 535, in said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said B. Delton Richardson and wife, Bonnie D. Richardson, their heirs and assigns, forever.

And we do covenant with the said B. Delton Richardson and wife, Bonnie D. Richardson, 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, Basil Burnette, Sr., and wife, Thelma Burnette, and Basil Burnette, Jr., and wife, Betty M. Burnette, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said B. Delton Richardson and wife, Bonnie D. Richardson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 1st day of June, 19 61.

Basil Burnette Jr. — Basil Burnette Sr.
Betty M. Burnette — Thelma Burnette

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, Lloyd W. Pate, a Notary Public in and for said County and State, the within named Basil Burnette, Sr., and wife, Thelma Burnette, and Basil Burnette, Jr., and wife, Betty M. Burnette,

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 1st day of June, 19 61.

Commission expires May 20, 1963.

Lloyd W. Pate
Notary Public

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