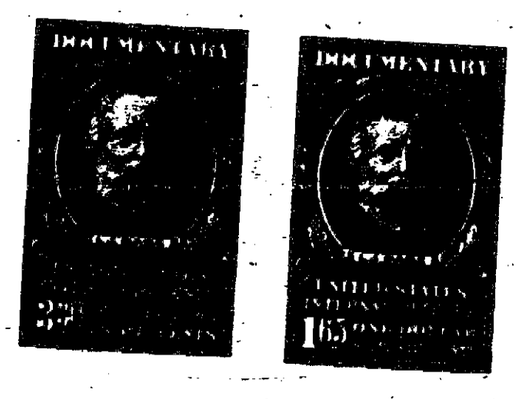
K 3248

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

TEN & NO/100 - DOLLARS

Cash in hand paid by Jesse C. Lance and wife, Cora H. Lance, receipt of which is hereby acknowledged, and other good and valuable consideration,



We, James M. McKnight and wife, Lois McKnight,

_____ have bargained and sold, and by these presents do transfer and convey unto the said JESSE C. LANCE AND WIFE, CORA H. LANCE,

their 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 parts of Lots Nos. 208, 209, and 210 on the Plan of Overhill City and W. H. Fox's Subdivision of Blocks 14, 15, 16, 20, 21, 29 and 30 in the Cumberland Nurseries Subdivision, as of record in Book 332, page 21, Register's Office for said County, described according to a survey by E. L. Miller, Jr. & Co., dated May 30, 1961, as follows:

Beginning at a point in the southerly margin of Glenrose Avenue, at the intersection of Dortch Avenue; thence with the westerly margin of Dortch Avenue south 1° 30' west 120 feet to an iron pin; thence south 88° 35' west 70 feet to an iron pin; thence north 1° 30' east 120.4 feet to an iron pin in the southerly margin of Glenrose Avenue; thence with the margin of said Avenue north 88° 50' east 70 feet to the point of beginning.

Being part of the property conveyed to James M. McKnight and wife, Lois McKnight, by deed from R. L. Maxwell and wife, Birdie Mae Maxwell, of record in Book 1389, page 136, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said JESSE C. LANCE AND WIFE, CORA H. LANCE, their heirs and assigns, forever.

And we do covenant with the said Jesse C. Lance and wife, Cora H. Lance, 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, James M. McKnight and wife, Lois McKnight, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jesse C. Lance and wife, Cora H. Lance, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 14TH day of June, 19 61

James M. McKnight

Lois McKnight

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