K 3248

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

----------Ten and 00/100----------DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, we, C. E. Francis and wife, Fannie J. Francis,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Limon L. Lewis and wife, Janie L. Lewis

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 Lot No. 23 on the Plan of C. H. Tritschler's Subdivision of Lots Nos. 347, 348 and part of Lot No. 349 in West Lawn Subdivision, as of record in Book 843, page 51, Register's Office for said County.

Said Lot No. 23 fronts 50 feet on the northerly side of West Lawn Drive and runs back between parallel lines 140 feet to the southerly line of Lot No. 16.

Being the same property conveyed to C. E. Francis and wife, Fannie J. Francis, by deed from Arthur C. Coble and wife, of record in Book 3101, page 561, 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 Limon L. Lewis and wife, Janie L. Lewis their heirs and assigns, forever.

And we do covenant with the said Limon L. Lewis and wife, Janie L. Lewis 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, C. E. Francis and wife, Fannie J. Francis do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Limon L. Lewis and wife, Janie L. Lewis their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of June, 1961

C E Francis

Fannie J Francis

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