BK 3279

WARRANTY DEED

For and in consideration of the sum of Ten and 00/100 - ($10.00) *DOLLARS*

cash in hand paid, the receipt of which is hereby acknowledged; and other good and valuable considerations, including the assumption and agreement to pay the balance of a deed of trust, payable to Raymond L. Davis, Jr., Trustee, which is of record in Book ____, page _____, Register's Office for Davidson County, Tennessee;

We, Robert L. Haynie and wife, Naomi B. Haynie / *have bargained and sold, and by these presents do transfer and convey unto the said* Marion H. Haynie and wife, Martha L. Haynie, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Being Lot no. 70 on the Map of Parma Heights, as of record in Book 2133, page 23, Register's Office for said County.

Said Lot No. 70 fronts 90 feet on the northwesterly side of Grubbs Road, and runs back between lines, 98 feet on the northeasterly line and 139.6 feet on the southwesterly line to a dead line in the rear on which it measures 99.1 feet.

Being the same property conveyed to Robert L. Haynie, et ux, by deed from Eunice Ann Keith Parks, et vir, of record in Book 3186, page 47, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 2104, page 614; and to the easements and limitations shown on the Map of record in Book 2133, page 23, said Register's Office. The grantors hereby transfer, deliver and convey also any and all escrow rights or other credits by virtue of said deed of trust.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Marion H. Haynie and wife, Martha L. Haynie, their *heirs and assigns, forever.*

And we *do covenant with the said* Marion H. Haynie and wife, Martha L. Haynie *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 by a deed of trust, hereinbefore referred to, which is recorded in Book ____, page ______, R.O. D.C., Tennessee.

And we, Robert L. Haynie and wife, Naomi B. Haynie *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Marion H. Haynie and wife, Martha L. Haynie, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our *hand*s *this* 25th *day of* August, 19*61*, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Robert L. Haynie
Robert L. Haynie

Naomi B. Haynie
Naomi B. Haynie

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ed A. Beasley, *a Notary Public in and for said County and State,* Robert L. Haynie and wife, Naomi B. Haynie,

*the within named bargainor*s, *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 Nashville, *Tennessee,*
this 25th *day of* August, *19*61.

Ed A Beasley *Notary Public*

NOTARY PUBLIC AT LARGE TENNESSEE

Commission expires April 21, 1963

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