BK 3279

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Fourteen Thousand Nine Hundred Fifty and No/100 ---
----------($14,950.00)----------DOLLARS
Cash in hand paid by Scott S. Withrow and wife, Dorothy S. Withrow, the receipt of which is hereby acknowledged, we,

Walter E. Robertson and wife, Edith L. Robertson

_____ have bargained and sold, and by these presents do transfer and convey unto the said Scott S. Withrow and wife, Dorothy S. Withrow

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. 1 on the Map of J. A. Stevens' Re-subdivision of certain lots in the Kenner-Manor Land Company's Subdivision, as of record in Book 547, page 134, Register's Office for said County.

Said lot No. 1 fronts 105 feet on the easterly side of Kenner Avenue and runs back 241 feet 6 inches on the northerly line and 253 feet on the southerly line to a point in the westerly margin of a 10-foot reserved strip, said lot being triangular in shape.

Being the same real property conveyed to Walter E. Robertson and wife, Edith L. Robertson, by deed from Irene E. Williamson, of record in Book 3248, page 233, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Scott S. Withrow and wife, Dorothy S. Withrow their heirs and assigns, forever.

And we do covenant with the said Scott S. Withrow and wife, Dorothy S. Withrow 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 1961 taxes which have been prorated and are hereby assumed by the purchasers.

And we, Walter E. Robertson and wife, Edith L. Robertson do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Scott S. Withrow and wife, Dorothy S. Withrow their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 5th day of September, 1961

Walter E. Robertson

Edith L. Robertson

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