K 3285

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $11,250.00

Eleven Thousand, Two Hundred Fifty and No/100 DOLLARS

Cash in hand paid by Gale S. Jones and wife, Shirley B. Jones, the receipt of which is hereby acknowledged, we,

Buford B. Walker and wife, Louise H. Walker

have bargained and sold, and by these presents do transfer and convey unto the said Gale S. Jones and wife, Shirley B. Jones 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. 40 on the Plan of Beverly Heights, Subdivision, Section II, as of record in Book 2331, page 42, Register's Office for said County.

Said Lot No. 40 fronts 108 feet on the southerly side of Wallace Road and runs back 228 feet on the easterly line and 152 feet on the westerly line to a dead line in the rear on which it measures 132.3 feet.

Being the same property conveyed to Buford B. Walker and wife, Louise H. Walker, by deed from Trans-Southern Corporation, of record in Book 3105, page 267, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above descrived 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 Gale S. Jones and wife, Shirley B. Jones their heirs and assigns, forever.

And we do covenant with the said Gale S. Jones and wife, Shirley B. Jones 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, Buford B. Walker and wife, Louise H. Walker do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Gale S. Jones and wife, Shirley B. Jones their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 12th day of October, 1961

Buford B. Walker

Louise H. Walker

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