K 3285

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ---TEN & NO/100THS--($10.00)

DOLLARS

AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND THE ASSUMPTION OF THE UNPAID BALANCE OF A MORTGAGE OF RECORD IN BOOK 2259, PAGE 589, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE,

WE, SARA CANTRELL OSBORNE AND HUSBAND, ODELL E. OSBORNE, JR.,

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM B. WALKER AND WIFE, ARDELLA L. WALKER,

THEIR heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

BEING LOT NO. 28 ON THE PLAN OF BRANSFORD REALTY CO.'S SUBDIVISION OF WESTMORELAND PLACE, AS OF RECORD IN BOOK 421, PAGE 16, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT FRONTS 85 FEET ON THE NORTHWESTERLY SIDE OF WEST MORELAND DRIVE AND RUNS BACK BETWEEN LINES, 135 FEET TO AN ALLEY IN THE REAR ON WHICH IT MEASURES 50 FEET.

BEING THE SAME PROPERTY CONVEYED TO SARA CANTRELL OSBORNE AND HUSBAND, ODELL E. OSBORNE, JR., BY DEED FROM CARRIE N. CANTRELL AS OF RECORD IN BOOK 2277, PAGE 179, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BY WILL OF CARRIE MAE CANTRELL OF RECORD IN WILL BOOK 75, PAGE 61, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said WILLIAM B. WALKER AND WIFE, ARDELLA L. WALKER,

THEIR heirs and assigns, forever.

And WE do covenant with the said WILLIAM B. WALKER AND WIFE, ARDELLA L. WALKER, 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 AS OF RECORD.

And WE, SARA CANTRELL OSBORNE AND WIFE, ODELL E. OSBORNE, JR. do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to the said land to the said WILLIAM B. WALKER AND WIFE, ARDELLA L. WALKER, THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hand S this 11 day of OCTOBER, 1961

Odell E. Osborne Jr.

Sara Osborne Cantrell

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