K 3285

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $13,750.00

Thirteen Thousand, Seven Hundred Fifty and No/100 DOLLARS

Cash in hand paid by Roy E. Breedlove and wife, Irish G. Breedlove, the receipt of which is hereby acknowledged, we,

H. A. Swift and wife, Margaret Swift

have bargained and sold, and by these presents do transfer and convey unto the said Roy E. Breedlove and wife, Iris G. Breedlove 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. 266 on the Plan of Parkwood Estates, Section II, as of record in Book 3300, page 5, Register's Office for said County.

Said Lot No. 266 fronts 75.0 feet on the easterly margin of Sennadale Lane, running back between lines measuring 142.6 feet on the northerly line and 143.8 feet on the southerly line to a dead line in the rear on which it measures 75.0 feet.

Being the same property conveyed to H. A. Swift, by deed from Lewis Gaines, Trustee, of record in Book 3256, page 53, 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 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 Roy E. Breedlove and wife, Iris G. Breedlove their heirs and assigns, forever.

And we do covenant with the said Roy E. Breedlove and wife, Iris G. Breedlove 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, H. A. Swift and wife, Margaret Swift do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Roy E. Breedlove and wife, Iris G. Breedlove their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 13th day of October, 19 61

H. A. Swift

Margaret Swift

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