K 3286

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $14,100.00 ----------

Fourteen Thousand, One Hundred and No/100 ---------- **DOLLARS**

Cash in hand paid by John Dudley White and wife, Carrie H. White, 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** John Dudley White and wife, Carrie H. White

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. 270 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. 270 begins at a point on the easterly margin of Sennadale Lane, thence southerly 103.9 feet along said margin to a point on the common boundary of Lots 269 and 270; thence easterly 110.1 feet along said boundary to a concrete monument on the common boundaries of Lots 269, 270, and 271; thence northerly 121.7 feet along the common boundary of Lots 270 and 271 to a point on the southerly margin of Spears Road; thence westerly 99.7 feet along said margin to a concrete monument; thence southerly 40.29 feet around a curve to the point of beginning.

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 John Dudley White and wife, Carrie H. White their **heirs and assigns, forever.**

And we **do covenant with the said** John Dudley White and wife, Carrie H. White **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** John Dudley White and wife, Carrie H. White their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hands this** 24th **day of** October, 19 61

H. A. Swift

Margaret Swift

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