K 3310

TENNESSEE TITLE COMPANY

WARRANTY DEED — Form 1001 — Published by Tennessee Title Company

For and in consideration of the sum of $ -$10.00-

TEN AND NO/100 - DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration including the assumption by the grantees of the obligation to pay the balance due under a certain deed of trust of record in Book 2433, page 259 and the obligation to pay the balance due under a certain installment deed of record in Book 2540, page 584, both deeds of record in the Register's Office for Davidson County, Tennessee, we, Robert F. Jennings, Jr. and wife, Billie D. Jennings, have bargained and sold, and by these presents do transfer and convey unto the said Billie E. Richardson and wife, Charlene O. Richardson, 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. 517 on the Plan of Cloverhill, Section VIII, as of record in Book 2331, pages 10 and 11 in the Register's Office for said County.

Said Lot No. 517 fronts 30 feet on the southerly side of Crosswood Court and runs back 159.2 feet on the westerly line and 135 feet on the easterly line to a dead line which is a broken line measuring 140.5 feet thereon.

Being the same property conveyed to Robert Fred Jennings, Jr. and wife, Billie B. Jennings by deedfrom A.H. Johnson Construction Co., Inc. as if record in Book 2540, page 584 in the 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 Billie E. Richardson and wife, Charlene O. Richardson, their heirs and assigns, forever.

And we do covenant with the said Billie E. Richardson and wife, Charlene O. Richardson, 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, Robert F. Jennings, Jr. and wife, Billie D. Jennings, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Billie E. Richardson and wife, Charlene O. Richardson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 11th day of November, 1961.

Robt F. Jennings, Jr.

Billie D. Jennings

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Frank M. Newman, a Notary Public in and for said County and State, the within named Robert F. Jennings, Jr. and wife, Billie D. Jennings, the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Donelson, Tennessee, this 11th day of November, 1961.

Commission Expires: 27 Oct. 1962

Frank M. Newman
Notary Public

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G 67