BK 3339

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of $19,400.00

Nineteen Thousand, Four Hundred and No/100 **DOLLARS**

cash in hand paid by Robert F. Goodrich and wife, Barbara A. Goodrich, the receipt of which is hereby acknowledged,

Alvin W. Terrell and Son, Inc.

a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has **have bargained and sold, and by these presents do transfer and convey unto the said**

Robert F. Goodrich and wife, Barbara A. Goodrich

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

Land in the 8th Civil District of Davidson County, Tennessee, being Lot No. 1035 on the Map of Charlotte Park, Section XIII, as of record in Book 3900, page 143, Register's Office for said County, more particularly described as follows:

BEING Lot No. 1035 fronts 93.8 feet on the southeasterly side of Starliner Court and extends back 131.8 feet on the northeasterly line and 164.7 feet on the southwesterly line, to a broken line in the rear on which it measures 78.2 feet.

Being the same property conveyed to Alvin W. Terrell and Son, Inc., a Tennessee Corporation, by deed from Consolidated Developments, Inc. of record in Book 3352, page 43, 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 Robert F. Goodrich and wife, Barbara A. Goodrich their **heirs and assigns, forever.**

And it does **its covenant with the said** Robert F. Goodrich and wife, Barbara A. Goodrich **that** it is **lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,** except 1962 Taxes which have been prorated and are hereby assumed by the purchaser.

And Alvin W. Terrell and Son, Inc. **do/further covenant and bind** itself, its successors ~~heirs~~ **and representatives, to warrant and forever defend the title to the said land to the said** Robert F. Goodrich and wife, Barbara A. Goodrich, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

IN ~~WITNESS WHEREOF~~ ALVIN W. TERRELL AND SON, INC., a Corporation aforesaid has ~~Witness my hand this~~ ~~day of~~ ~~19~~ caused this instrument to be executed by its duly authorized officer on this 22nd day of January, 1962.

ALVIN W. TERRELL AND SON, INCORPORATED

By: Alvin W. Terrell
Alvin W. Terrell, President

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