BK 3339

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $10,950.00
Ten Thousand, Nine Hundred Fifty and No/100 DOLLARS

Cash in hand paid by James Daniel Murphy and wife, Margaret S. Murphy, the receipt of which is hereby acknowledged,

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

has bargained and sold, and by these presents do/transfer and convey unto the said James Daniel Murphy and wife, Margaret S. Murphy

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 686, on the Plan of Caldwell Hall, Section V, as of record in Book 3106, page 15, Register's Office for said County.

SAID Lot No. 686 fronts 73.85 feet on the northwesterly margin of Edmondson Pike and extends back 350.23 feet on the northeasterly line and 354.6 feet on the southwesterly line to a dead line in the rear measuring 99.12 feet thereon.

Being the same property conveyed to Woodbine Homes, Inc., by deed from Andrew Ewing, Trustee, of record in Book 3222, page 99, 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 James Daniel Murphy and wife, Margaret S. Murphy their heirs and assigns, forever.

And it does covenant with the said James Daniel Murphy and wife, Margaret S. Murphy 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 Woodbine Homes, Incorporated do/further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said James Daniel Murphy and wife, Margaret S. Murphy, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF WOODBINE HOMES, INC., a Corporation aforesaid has caused this instrument to be executed by its duly authorized officer on this 19th day of January, 1962.

WOODBINE HOMES, INCORPORATED

BY: Robert T. Coleman
Robert T. Coleman, President

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