K 3340

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and No/100 ($10.00) - DOLLARS

and other good and valuable considerations, the receipt of which is hereby acknowledged,

I have bargained and sold, and by these presents do transfer and convey unto the said Victor E. Gregory and Billy G. Gregory their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lots Nos. 211, 212, 213, 214 & 215 on the Map of Brooklyn Heights, E. C. Scruggs Subdivision, as of record in Book 332, Page 140, Register's Office for said County. Said lots front together 278 feet on the southerly side of Booker Avenue and extend back 246 feet on the westerly line of Lot No. 211 to the center of Page's Branch (formerly Will's Creek), then in an easterly direction along the center of Page's Branch 272½ feet to the common corner of Lots 215 and 216, thence northerly ____feet along the easterly line of Lot No. 215 to Booker Avenue.

Being the same property conveyed to C. M. Witt, by deed from First Savings Bank and Trust Co., Trustee, of record in book 489, page 180, said Register's Office, and devised to Charlie Witt by will of said C. M. Witt, of record in Will Book 53, page 436, of the County Court Clerk's Office of 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 Victor E. Gregory and Billy G. Gregory their heirs and assigns, forever.

And I do covenant with the said Victor E. Gregory and Billy G. Gregory that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except for all unpaid taxes assumed by purchasers.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Victor E. Gregory and Billy G. Gregory heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 31 day of January, 19 62

x Charlie Witt

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