K 3340

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

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

- - - - - - - - - TEN AND NO/100 - **DOLLARS**

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged, and the assumption of a Deed of Trust to Miller Kimbrough, Trustee, of record in Book 3089, page 511, Register's Office for Davidson County, Tennessee,

We, Woodrow W. Traylor and wife, Kathleen P. Traylor,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Parker M. Tanner and wife, Nova B. Tanner, 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 the westerly 50 feet of Lot No. 47 on the Map showing the subdivision of certain lots in Block "A", "B", and "C" in the Weakley Home Place, as of record in Book 547, page 12, Register's Office for said County.

Said part of Lot No. 47 fronts 50 feet on the northerly side of Benjamin Street and runs back between lines 174 feet on the west line and 160 feet on the east line to a dead line in the rear, on which it measures 36 feet and 3 inches.

Being the same property conveyed to Woodrow W. Traylor and wife, Kathleen P. Traylor, by deed from James W. Alexander and Lawrence N. Alexander, of record in Book 3073, page 308, 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 Parker M. Tanner and wife, Nova B. Tanner, their _____ **heirs and assigns, forever.**

And We **do covenant with the said** Parker M. Tanner and wife, Nova B. Tanner **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, Woodrow W. Traylor and wife, Kathleen P. Traylor **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Parker M. Tanner and wife, Nova B. Tanner, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** s **this** 31st **day of** January, 1962

Woodrow W. Traylor

Woodrow W. Traylor

Kathleen P. Traylor

Kathleen P. Traylor

STATE OF TENNESSEE
Davidson County

Personally appeared before me, MARVIN A. Thompson, a **Notary Public** in and for said County and State the within named Woodrow W. Traylor and wife, Kathleen P. Traylor

the bargainers, 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 office, this 31st day of January, 1962

Commission expires Aug 14, 1962

Marvin A. Thompson
Notary Public

G 535