BK 3345

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 2872, page 449, Register's Office for Davidson County, Tennessee,

We, Carl D. Wingo and wife, Frances Benson Wingo,

have bargained and sold, and by these presents do transfer and convey unto the said Thomas E. Ferguson, Jr. and wife, La Von D. Ferguson, 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 No. 336 on the Plan of Bellshire Estates Section A, of record in Book 2331, page 115, Register's Office for said County.

Said Lot is described as follows: Beginning at a point in the easterly margin of Sussex Drive, the common corner of Lots 336 and 334; thence with the line between said lots, easterly 193.1 feet to a point; thence northwardly 199.5 feet to a point in the southerly margin of Sussex Court; thence with the margin of same, westwardly 203 feet to a point, the beginning of a curve; thence southwestwardly around said curve with a radius of 25 feet, 39.3 feet to a point in the easterly margin of Sussex Drive; thence with the margin of the same, southwardly 180 feet to the beginning.

Being the same property conveyed to Carl D. Wingo and wife, Frances Benson Wingo, by deed from John P. Whitson and wife, Virginia M. Whitson, of record in Book 3183 page 1, 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 Thomas E. Ferguson, Jr. and wife, La Von D. Ferguson, their heirs and assigns, forever.

And we do covenant with the said Thomas E. Ferguson, Jr. and wife, La Von D. Ferguson 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, Carl D. Wingo and wife, Frances Benson Wingo do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas E. Ferguson, Jr. and wife, La Von D. Ferguson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 27th day of February, 1962

Carl D Wingo

Frances B Wingo

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Robert J. Chaffin, a Notary Public in and for said County and State, the within named Carl D. Wingo and wife, Frances Benson Wingo

the bargainor s, 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 27th day of February, 1962

Commission expires My Commission Expires Jan. 30, 1966

Robert J. Chaffin
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN.

PG 121