K 3347

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

Cash in hand paid by Larry G. Hayes and wife, Ann G. Hayes, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we,

George N. Welch, III and wife, Carolyn C. Welch

have bargained and sold, and by these presents do transfer and convey unto the said Larry G. Hayes and wife, Ann G. Hayes

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. 9 of Block "E" on the Map of Woodmont Lane Homesites, of record in Book 1130, page 13, Register's Office for said County.

Said Lot No. 9 fronts 90 feet on the westerly side of Woodmont Lane and runs back 160.2 feet on the northerly line and 135.1 feet on the southerly line, to a dead line in the rear on which it measures 76.3 feet.

Being the same property conveyed to George N. Welch, III and wife, Carolyn C. Welch, by deed from John Gray Palmer and wife, of record in Book 2812, page 51, said Register's Office.

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 Larry G. Hayes and wife, Ann G. Hayes their heirs and assigns, forever.

And we do covenant with the said Larry G. Hayes and wife, Ann G. Hayes 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., except 1962 taxes which have been prorated and are hereby assumed by the purchasers.

And we, George N. Welch, III and wife, Carolyn C. Welch do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Larry G. Hayes and wife, Ann G. Hayes their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 15th day of March, 1962

George N. Welch

Carolyn C. Welch

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