K 3347

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten ---------- (10.00) ---------- DOLLARS and the assumption and agreement to pay by the grantees the note in the amount of $7,700.00 executed January 10, 1961 of record in Book 3188, page 201, Register's Office for Davidson County, Tennessee and other good and valuable considerations, I, Sara J. Stem, a single person,

have bargained and sold, and by these presents do transfer and convey unto the said John Paul Brietenmoser and wife, Velma Marie Brietenmoser, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 12th, formerly 17th, Civil District of Davidson County, Tennessee, being a part of Lot No. 1 on the Plan of the Subdivision of the lands of William Phillips, as of record in book 57, page 21, Register's Office for said County, and being more particularly described as follows:

Beginning at a point in the northerly margin of Maplewood Lane said point being 343.7 feet from the northwesterly corner of the intersection of Maplewood Lane with Walton Lane; thence north 6° 25' east 250 feet to a point; thence north 83° 35' west 90 feet to a point; thence south 6° 25' west 250 feet to a point in the northerly margin of Maplewood Lane; thence south 83° 35' east 90 feet to the point of beginning.

Being the same property conveyed to Sara J. Stem by deed from Melvin L. Arnold and wife of record in Book 3177, page 287, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Paul Brietenmoser & wife, Velma Marie Brietenmoser, their heirs and assigns, forever.

And I do covenant with the said John Paul Brietenmoser & wife, Velma Marie Brietenmoser 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.

And I, Sara J. Stem,

do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said John Paul Brietenmoser & wife, Velma Marie Brietenmoser, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 19 day of March, 1962

Sara J. Stem

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