K 3369

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

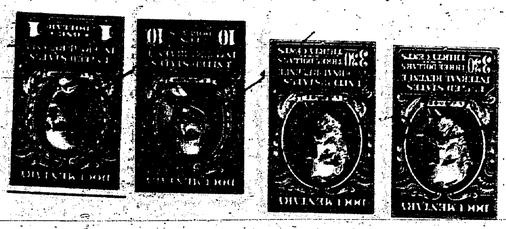
For and in consideration of the sum of Ten ($10.00) ---------

DOLLARS

cash in hand paid and other good and valuable considerations paid by the Grantees, receipt of which is hereby acknowledged, we John H. McClanahan and wife, Louise S. McClanahan

have bargained and sold, and by these presents do transfer and convey unto the said Rudolph G. Del Bianco, Jr. and wife, Estella Wheeler Del Bianco, 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. 162 on the Plan of Gra-Mar Acres, Section 6, as of record in book 2331, page 43, Register's Office for said County.
Said lot No. 162 fronts 105 feet on the southwesterly side of Stanvid Drive and extends back 137.5 feet on the northwesterly line and 173.7 feet on the southeasterly line to a dead line, measuring 122 feet thereon.
Being the same real property conveyed to John H. McClanahan and wife, Louise S. McClanahan, by deeds from William True and wife, dated November 1, 1957, filed November 12, 1957, and recorded in book 2703, page 373, and from Owen B. McClanahan and wife, dated October 13, 1961, filed October 24, 1961, and recorded in book 3286, page 233, 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 Rudolph G. Del Bianco, Jr. and wife, Estella Wheeler Del Bianco, their heirs and assigns, forever.

And we do covenant with the said Rudolph G. Del Bianco, Jr. and wife, Estella Wheeler Del Bianco 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, John H. McClanahan and wife, Louise S. McClanahan do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Rudolph G. Del Bianco, Jr. and wife, Estella Wheeler Del Bianco, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 28th day of March, 19 62

John H. McClanahan

Louise S. McClanahan

PG 537