BK 3371

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ---TEN & No/100THS--($10.00) DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND THE ASSUMPTION OF THE UNPAID BALANCE OF A MORTGAGE OF RECORD IN BOOK 2578, PAGE 583, R.O.D.C. TENNESSEE,

WE, VERNON CARY MURPHY AND WIFE, ROBBIE A. MURPHY,

have bargained and sold, and by these presents do transfer and convey unto the said CECELIA K. RATHER, HER heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

BEING LOT No. 21 ON THE REVISED PLAN OF RICHLAND MEADOWS, SECTION IV, AS OF RECORD IN BOOK 2330, PAGE 95, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT No. 21 FRONTS 58.8 FEET ON THE WEST SIDE OF RURAL AVENUE, AND RUNS BACK BETWEEN LINES, 92.5 FEET ON THE NORTH LINE AND 148 FEET ON THE SOUTH LINE TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 76.3 FEET.

BEING THE SAME PROPERTY CONVEYED TO VERNON CARY MURPHY AND WIFE, ROBBIE A. MURPHY, BY DEED FROM RICHLAND DEVELOPMENT COMPANY, AS OF RECORD IN BOOK 2604, PAGE 151, 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 CECELIA K. RATHER, HER heirs and assigns, forever.

And WE do covenant with the said VERNON CARY MURPHY AND WIFE, ROBBIE A. MURPHY, 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, EXCEPTAS OF RECORD.

And WE, VERNON CARY MURPHY AND WIFE, ROBBIE A. MURPHY, do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to the said land to the said CECELIA K. RATHER, HER heirs and assigns against the lawful claims of all persons, whomsoever.

Witness OUR hand S this 11th day of APRIL, 19 62

/s Vernon Cary Murphy

Robbie A. Murphy

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