K 3377

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of $12,000.00 ----------

Twelve Thousand and No/100 ---------- DOLLARS

Cash in hand paid by Elman O. McGlasson and wife, Betty F. McGlasson, the receipt of which is hereby acknowledged, we,

ELLIS C. SPARKMAN and wife, WILLIE B. SPARKMAN

_____ have bargained and sold, and by these presents do transfer and convey unto the said Elman O. McGlasson and wife, Betty F. McGlasson

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. 149 on the Map of Dalewood Section II, as of record in Book 1835, page 6, Register's Office for said County.

Said Lot No. 149 fronts 82 feet on the easterly side of Ridgecrest Drive and runs back 191.7 feet on the southerly line and 200 feet on the northerly line to a dead line in the rear on which it measures 82.4 feet.

Being the same property conveyed to Ellis C. Sparkman and wife, Willie B. Sparkman, by deed from S. J. Dale and wife, Lettie C. Dale, as of record in Book 1883, page 499, 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 Elman O. McGlasson and wife, Betty F. McGlasson, their heirs and assigns, forever.

And we do covenant with the said Elman O. McGlasson and wife, Betty F. McGlasson 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, ELLIS C. SPARKMAN and wife, WILLIE B. SPARKMAN do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Elman O. McGlasson and wife, Betty F. McGlasson their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18th day of May, 19 62

Ellis C. Sparkman

Willie B. Sparkman

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