K 3398

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 and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the assumption of the unpaid balance of the mortgage executed by Carelton Holt and wife, Mary Douglas Holt, to Herschel Greer, Trustee, of record in Book 2218, page 255, RODC, Tennessee, which mortgage the purchaser hereby assumes and agrees to pay, we Lester Irwin, Jr., and wife, Binnie Barr Irwin,

have bargained and sold, and by these presents do transfer and convey unto the said JESSIE B. DORSEY, a widow,

her 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 Lots 29, and 30 of Block 3 on the Map of Courts of Belle Meade as of record in Book 547, page 141, Register's Office for said County.

Said lots adjoin and front together 60 feet on the westerly side of Lafayette Court and run back between parallel lines, 145 f et to a dead line.

Being the same property conveyed to Lester Irwin, Jr., and wife, Binnie Barr Irwin, by deed from Carelton Holt and wife, of record in Book 2694, page 7, 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 Jessie B. Dorsey

her heirs and assigns, forever.

And we do covenant with the said Jessie B. Dorsey

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 as herein above stated, and 1962 taxes which are hereby assumed by the purchaser.

And we, Lester Irwin Jr., and wife, Binnie Barr Irwin

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jessie B. Dorsey

Heir heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 31 st. day of May, 19 62.

Lester Irwin Jr.

Binnie Barr Irwin

G 635