K 3399

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ($10.00) - - - - - - - - - - - - - - - - - -
TEN & NO/100 - DOLLARS

Cash in hand paid by L. L. Mayberry and wife, Viola Mayberry, the receipt of which is hereby acknowledged, and other good and valuable considerations, We, Robert Denney and wife, Ardelia Denney, have bargained and sold, and by these presents do transfer and convey unto the said L. L. MAYBERRY AND WIFE, VIOLA MAYBERRY their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

A parcel of land in the 13th Civil District of Davidson County, Tennessee, described from a survey entitled "Part of the Tinsley Drake Farm", made by John Wilkes, Civil Engineer, dated January 6, 1941, as follows:

Beginning at a point on the northwest margin of Old Hydes Ferry Turnpike, now Libble Road, being the easterly corner of the property heretofore conveyed to Grantees herein by Grantors herein, by deed of record in Book 3339, page 423, Register's Office for Davidson County, Tennessee; thence along the northerly line of said property, westerly 533 feet to an iron stake; thence northeasterly 51 feet to a point; thence easterly and parallel to the southerly line, 533 feet to a point in the northwesterly margin of said Libble Road; thence along said margin, southwesterly, 51 feet to the beginning.

Being part of the property conveyed to Robert Denney and wife, Ardelia Denney, by deed from Tinsley Drake and wife, Beulah Drake, of record in Book 1172, page 72, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said L. L. Mayberry and wife, Viola Mayberry their heirs and assigns, forever.

And We do covenant with the said L.L. Mayberry and wife, Viola Mayberry 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 Robert Denney and wife, Ardelia Denney, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said L.L. Mayberry and wife, Viola Mayberry their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 7th day of June, 1962

Robert Denney

Ardelia Denney

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