K 3405

APPROVED AS TO LEGALITY ON
THIS 16 DAY OF July 1962
BY William D. Hudson

WARRANTY DEED

For and in consideration of the sum of $10.00
---TEN AND NO/100---
DOLLARS

Cash paid by Elmer R. Kenning and Wife, Patricia K. Kenning, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Chas. Wheeling Griffin and Wife, Helen Sona Griffin

have bargained and sold, and by these presents do transfer and convey unto the said Elmer R. Kenning and Wife, Patricia K. Kenning, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*

Land in Davidson County, Tennessee, being Lot No. 60 on the Map of the Bransford Realty Company's Belle Meade Golf Links Subdivision, as of record in Book No. 421, Pages 94 and 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 60 fronts 60 feet on the Southwesterly side of Blackburn Avenue, and runs back between parallel lines 190 feet to the rear line of Lot No. 24 on said Plan.

Being the same real property conveyed to Chas. Wheeling Griffin and Wife, Helen Sona Griffin by deed from Anna Mary Bransford and husband, Johnson Bransford, dated February 9, 1939, filed February 15, 1939, and recorded in Book 1097, Page 56, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Elmer R. Kenning and Wife, Patricia K. Kenning, their *heirs and assigns, forever.*

And We *do covenant with the said* Elmer R. Kenning and Wife, Patricia K. Kenning *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 pro-rated and Purchaser will pay when due.

And We, Chas. Wheeling Griffin and Wife, Helen Sona Griffin *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Elmer R. Kenning and Wife, Patricia K. Kenning, their *heirs and assigns against the lawful claims of all persons, whomsoever. Witness* our *hand* s *this* 17th *day of* July, *19* 62, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Chas. Wheeling Griffin

Helen Sona Griffin

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Thelma Neal *a Notary Public in and for said County and State,* Chas. Wheeling Griffin and Wife, Helen Sona Griffin *the within named bargainor* S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 17th *day of* July *19* 62

Thelma Neal *Notary Public*

Commission expires Jan. 29, 1963

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