K 3460

WARRANTY DEED

THIS INDENTURE entered into between Thomas C. Arnold and wife, Shirley L. Arnold, hereinafter called Grantors and Margie J. Wilkerson, hereinafter called Grantee, her heirs and assigns.

WITNESSETH, that the said Grantors 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, receipt of which is hereby acknowledged and upon the further consideration that Grantee assumes and agrees to pay the unpaid principal balance of one promissory note executed by Grantor, March 20, 1958 for the original principal sum of $9,200.00 payable to the order of the Prudential Insurance Company of America, in monthly installments, with interest at Five and one-fourth per cent (5 1/4%) per annum, both principal and interest payable $55.20 monthly, the unpaid principal balance of said note as of this date being $8,278.68 and said note being secured by a deed of trust to R. Bruce Robertson, Jr., Trustee, of record in Book 2758, page 625, Register's Office for Davidson County, Tennessee, have bargained and sold, and by these presents does transfer and convey unto the said Grantee and unto her heirs and assigns, that certain tract or parcel of land in Davidson County, Tennessee, being described as follows:

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Section One Richland Meadows, of record in Book 2083, page 40, Register's Office for said County.

Said Lot No. 6 fronts 50 feet on the westerly side of Meadow Crest Road and extends back 196.3 feet on the northerly line and 273 feet on the southeasterly line to a dead line in the rear on which it measures 132 feet.

Being the same property conveyed to Thomas C. Arnold and wife, Shirley L. Arnold by deed from Bennett Bell Doubleday, Jr., and wife, of record in Book 2742, page 293, said Register's Office.

This conveyance is made subject to the lien of taxes for the year 1962, restrictive covenants recorded in the Register's Office for said County affecting said property, a 20 foot easement for public utilities along the westerly rear line of the lot and joint driveway agreement with adjoining property owner to the North.

Grantom hereby transfer to Grantee all their right and interest in and to a sum of money held by the Prudential Insurance Company of America in connection with said mortgage loan in an "escrow account" for the purpose of paying taxes and insurance [illegible] property;

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