K 3537

WARRANTY DEED

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

Cash paid by WILLIAM K. McELHINEY AND WIFE, LECNA F. McELHINEY, and other good and valuable considerations, the receipt of which is hereby acknowledged.

---------- CHARLES BROOKS, III, AND WIFE, PATRICIA V. BROOKS

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM K. McELHINEY AND WIFE, LECNA F. McELHINEY

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. 28 on the Plan of Harpeth Acres, Section 7, as of record in Book 2891, Page 154, Register's Office for said County.

Said Lot No. 28 fronts 214.8 feet on the southerly side of Burton Valley Road and runs back 181.4 feet on the easterly line and 264.5 feet on the westerly line to a dead line, measuring 289.8 feet thereon.

Being the same real property conveyed to Charles Brooks, III, and wife, Patricia V. Brooks, by deed from Howard L. Gibson and wife, dated May 20, 1958, filed June 2, 1958, and recorded in Book 3780, Page 521, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said WILLIAM K. McELHINEY AND WIFE, LECNA F. McELHINEY their *heirs and assigns, forever.*

And We *do covenant with the said* WILLIAM K. McELHINEY AND WIFE, LECNA F. McELHINEY *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 for 1968 taxes a lien not yet due and payable but taxes have been assumed

And CHARLES BROOKS, III, AND WIFE, PATRICIA V. BROOKS *do further covenant and bind* themselves, their *heirs and representatives, to warrant and forever defend the title to the said land to the said* WILLIAM K. McELHINEY AND WIFE, LECNA F. McELHINEY, their *heirs and assigns against the lawful claims of all persons, whomsoever.*

Witness our *hand*s *this* 3rd *day of* May, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles Brooks, III

Patricia V. Brooks

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, O. Kenneth Browning, *a Notary Public in and for said County and State,* Charles Brooks, III and Patricia V. Brooks

*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* 3rd *day of* May, *19* 68.

O. Kenneth Browning *Notary Public*

My Commission expires 10-30-65

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