K 3574

G 529

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 which is hereby acknowledged.

We, Herman Johnson and wife Marie Johnson

have bargained and sold, and by these presents do transfer and convey unto the said Billy N. Ledbetter and wife, Clory S. Ledbetter

their 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 Lot No. 823 on the Map of Hermitage Hills, Section 7, as of record in Book 3300, pages 62 and 63, Register's Office for said County.

SAID Lot No. 823 fronts 80.0 feet on the westerly side of Bonnamere Drive, and extends back parallel lines 150.0 feet to a dead line, measuring 80.0 feet thereon.

BEING part of the same property conveyed to Herman Johnson, by deed from Miller Kimbrough, Trustee, of record in Book 3504, page 561, 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 ~~Billy N. Ledbetter and wife, Clory S. Ledbetter~~ their heirs and assigns, forever.

And we do covenant with the said Billy N. Ledbetter and wife, Clory S. Ledbetter 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 We, Herman Johnson and wife, Marie Johnson do further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said land to the said Billy N. Ledbetter and wife, Clory S. Ledbetter their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 21st day of June, 1963

Herman Johnson

Marie Johnson