K 3645

WARRANTY DEED **ATTORNEYS TITLE COMPANY**

INFORMATION FOR REVENUE TAX ASSESSOR: Tax Parcel No. _____

SEND TAX NOTICES TO: _____

ADDRESS: _____

For and in Consideration of the sum of - - - $10.00 - - - - - - - -

- - - TEN AND NO/100 - - - - - - - - - - - - DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and for further consideration the grantees herein assume and agree to pay the remaining unpaid balance of a certain promissory note in the original principal sum of $14,850.00, executed by James T. Johnson and wife Ann H. Johnson, payable to the order of Murphree Mortgage Company, dated April 22, 1960, and secured by deed of trust to Ferriss C. Bailey, Trustee, of record in Book 3053, page 462, R.O.D.C. Tennessee,

we, James T. Johnson and wife Ann H. Johnson

have bargained and sold, and by these presents do transfer and convey unto the said Howard M. Baldwin and wife Robbie L. Baldwin

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being lot No. 335 on the Plan of Glengarry Park, Section III, as of record in book 2900, page 25, Register's Office for said County.
Said lot No. 335 fronts 85.0 feet on the northeasterly margin of Winthorne Drive and extends back 125.0 feet on the southeasterly line and 168.1 feet on the northwesterly line to a rear line measuring 95.0 feet thereon.

Being the same property conveyed to James T. Johnson and wife Ann H. Johnson by deed from Atlas Construction Company, of record in book 3067, page 515, R.O.D.C. Tennessee.

THIS TRACT IS REMOVED AND SHOWN ON TAX RECORDS AS:

No. Street City State Zone

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

And we do covenant with the said Howard M. Baldwin and wife Robbie L. Baldwin 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 as above set out.

And we, James T. Johnson and wife Ann H. 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 Howard M. Baldwin and wife Robbie L. Baldwin, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 23rd day of October, 1962

James T. Johnson

Ann H. Johnson

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