BK 3675

WARRANTY DEED — J. ATTORNEYS TITLE COMPANY

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create an estate by the entireties

We, F. O. WEST and wife, EUNICE WEST

have bargained and sold, and by these presents do hereby transfer and convey unto VELMA SHORT, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, City of Goodlettsville, and being Lot No. 11 in Block "I", fourth Addition of Roscoe Place Subdivision as shown in Plat Book No. 843 Page 74, Register's Office for Davidson County, Tennessee.
BEING the same property conveyed to F. O. WEST by deed from H. ROSCOE DRAKE et al of record in Book 966 Page 140, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said VELMA SHORT, Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, F. O. WEST and wife, EUNICE WEST do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said VELMA SHORT, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said VELMA SHORT, Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto F. O. WEST and wife, EUNICE WEST, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said F. O. WEST and wife, EUNICE WEST, their heirs and assigns, forever.

And I do covenant with the said F. O. WEST AND WIFE, EUNICE WEST, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, VELMA SHORT, Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said F. O. WEST and wife, EUNICE WEST, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 15th day of January, 1964.

F. O. WEST

EUNICE WEST

VELMA SHORT, Trustee.

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