BK 3707

WARRANTY DEED

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 entirety in George B. Darrah and wife, Bell A. Darrah,

We, John Walker Darrah, Katiebel Darrah, and George B. Darrah,

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

Land in Davidson County, Tennessee, being lot No. 17 of Block "C" on the map of Country Club Estates, as of record in book 843, page 95, Register's Office for said County.
Said lot No. 17 fronts 100 feet on the easterly side of McAlpine Avenue and runs back between parallel lines 175 feet to a dead line.
Being the same real property conveyed to Mrs. Minnie Lee Darrah by deed from A. C. Breast and wife, of record in book 967, page 717, said Register's Office, the said Mrs. Minnie Lee Darrah having since died leaving John Walker Darrah, Katiebel Darrah, and George B. Darrah as her only heirs-at-law.

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

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

And we, John Walker Darrah, Katiebel Darrah, and George B. Darrah, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Raymond H. Darrow, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said Raymond H. Darrow, 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 George B. Darrah and wife, Bell A. Darrah,

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 George B. Darrah and wife, Bell A. Darrah, their heirs and assigns, forever.

And I do covenant with the said George B. Darrah and wife, Bell A. Darrah, that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, Raymond H. Darrow, 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 George B. Darrah and wife, Bell A. Darrah, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 6th day of April, 19 64.

John Walker Darrah
Katiebel Darrah
George B Darrah
Raymond H. Darrow
Trustee.

PG 557