K 3765

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

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

TEN and 00/100----------DOLLARS

cash in hand paid and other good and valuable consideration, the receipt of which is hereby adknowledged,

I have bargained and sold, and by these presents do transfer and convey unto the said William C. Sanderson and wife, Rose M. Sanderson 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. 66 on the Plan of Luna Heights, Section 3, of record in Book 2900, page 138, Register's Office for Davidson County, Tennessee.

Said Lot No. 66 fronts 238.0 feet on the easterly side of Luna Drive and runs back between lines 180.00 feet on the northerly side and 150.0 feet on the southerly side to a broken line in the rear, measuring 241.5 feet thereon.

Being part of the same property conveyed to A.S. Johnson by deed from Ray H. Anderson and wife, Clara B. Anderson as of record in Book 2857, page 572, Register's Office for Davidson County, Tennessee.

The said A.S. Johnson elects to claim his homestead in property which he owns and which is known as 118 Antioch Pike, in Davidson County, Tennessee, which is of an evaluation of more than $1000.00 and is unencumbered.

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 C. Sanderson and wife, ~~Rose M.~~ Rose M. Sanderson, their heirs and assigns, forever.

And I do covenant with the said William C. Sanderson and wife, Rose M. Sanderson, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, A.S. Johnson do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said William C. Sanderson and wife, Rose M. Sanderson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 22 day of May, 1964

A.S. Johnson

A.S. Johnson

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