K 1495

WARRANTY DEED — Published by Tennessee Title Company

For and in consideration of the sum of $ 1,000.00

- - - - - - - - - - - - - ONE THOUSAND & NO/100 - - - - - - - - - - - - - DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged,

We, Belmont Development Company, a corporation,

have bargained and sold, and by these presents do transfer and convey unto the said E. P. Grammer and wife, Lillian B. Grammer,

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. 34 on the Map of Galecrest No. 2, Block "G", of record in Book 1424, page 19, Register's Office for said County.

Said Lot No. 34 fronts 70 feet on the southerly side of Battlefield Drive and runs back between lines, 213.6 feet on the easterly line and 217.5 feet on the westerly line, to a dead line on which it measures 70.1 feet.

Being part of the property conveyed to Belmont Development Company by deed from Third National Bank and John H. Noel, Jr., Trustees, of record in Book 1427, page 461, Register's Office for said County.

Subject to possible easements that may exist for the right to lay water mains to Nashville Water Company, Inc., in an instrument executed by John H. Noel, Jr., et al, Trustees, of record in Book 1141, page 378, and to restrictions of record in Book 1427, page 461, as amended in Book 1450, page 439, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said E. P. Grammer and wife, Lillian B. Grammer, their heirs and assigns, forever.

And we do covenant with the said E. P. Grammer and wife, Lillian B. Grammer, 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, Belmont Development Company, a corporation, successors do further covenant and bind ourselves, our ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said E. P. Grammer and wife, Lillian B. Grammer, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, BELMONT DEVELOPMENT COMPANY has caused this instrument to be executed by its duly authorized officers this 3 rd day of July, 1947.

~~(Corporation acting without seal)~~

BELMONT DEVELOPMENT COMPANY

Attest: Sam F. Coleman
Secretary & Treasurer

By: Jno. W. Murphree
President

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargaino_____ .sonally who acknowledged that _____ executed the _____ purpos_____ .ed. Witness my hand and official seal at _____, this _____, 194__

Commission _____

Notary Public

G 281