K 2038



WARRANTY DEED Form 1061 Published by Tennessee Title Company

For and in consideration of the sum of $ 5.00

---- Five and no/100ths ---- DOLLARS

cash and other good and valuable considerations paid by William Hiram Smith and wife, Annie Ridley Smith, receipt of which is hereby acknowledged;

Paramount Homes, Incorporated, a corporation organized and existing under the laws of the State of Tennessee, has/~~have~~ does/~~do~~ bargained and sold, and by these presents ~~do~~ transfer and convey unto the said William Hiram Smith and wife, Annie Ridley Smith, 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. 29 on the Map of Brookhaven Estates, as of record in Book 1835, pages 49, 50 and 51, Register's Office for said County.

Said Lot No. 29 fronts 150 feet on the southeasterly side of Crestridge Drive and runs back between lines, 319 feet on the northeasterly line and 314.9 feet on the southwesterly line to a dead line in the rear on which it measures 150 feet.

Being part of the property conveyed to Paramount Homes, Incorporated, by deed from Overton Thompson and wife, of record in Book 1651, page 631, said Register's Office.

Said property is conveyed subject to the restrictions, limitations, and easements set out in an instrument of record in Book 1578, page 276, in Book 1786, page 501, and in Book 1969, page 609, said Register's Office, and also subject to the owner's certificate as set out on the plan of said Subdivision which is of record in Book 1835, pages 49, 50 and 51, 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 William Hiram Smith and wife, Annie Ridley Smith, their heirs and assigns, forever.

And Paramount Homes, Inc., does/~~do~~ covenant with the said William Hiram Smith & wife, Annie Ridley Smith that it is/~~has~~ lawfully seized and possessed of said land in fee simple; ~~have~~ has a good right to convey it. and the same is unencumbered, except for 1952 taxes which purchasers assume and agree to pay.

And Paramount Homes, Inc., does/~~do~~ further covenant and bind itself, its/~~their~~ assigns/~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said William Hiram Smith and wife, Annie Ridley Smith, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 25th day of February, 1952.

ATTEST: PARAMOUNT HOMES, INC.

By _____ Secretary By _____ President

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____ a Notary Public in and for _____ County, _____, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of the Paramount Homes, Inc., the corporation named in the within instrument, and that he as such President executed the within instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my official seal at _____, Tennessee, this _____ day of _____, 19____.

_____ Notary Public




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