K 2249

WARRANTY DEED

For and in consideration of the sum of ($10.00)
- - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged,

Union Development Company, a Tennessee Corporation, existing under the laws of the State of Tennessee,

have bargained and sold, and by these presents do transfer and convey unto the said Betty Crutcher Manss, her 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. 6 and the easterly part of lot No. 7 of block 4 on the map of Overton Hills, a resubdivision of Hollywood Place, as of record in book 843, page 66, Register's Office for said County.

Said lot No. 6 fronts 166 feet on the northwesterly side of Hood Avenue and extends back 256.4 feet on the northeasterly line and 256.5 feet on the southwesterly line to a dead line, measuring 52 feet thereon.

Said part of lot No. 7 fronts 65 feet on the northerly side of Castleman Drive and extends back 256. 5 feet on the easterly line and 231.5 feet, more or less, on the westerly line to a dead line, measuring 22 feet thereon.

Being the same property conveyed to Union Development Company by deed from Paul V. Harmon and wife, of record in book 2247, page 349, 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 Betty Crutcher Manss, her heirs and assigns, forever.

And it does covenant with the said Betty Crutcher Manss, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered.

And Union Development Company, a Tennessee Corporation does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Betty Crutcher Manss, her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness hand this 26th day of February, 1954.

UNION DEVELOPMENT COMPANY
BY Milton Bracey
Vice-President
ATTEST: E. A. Covington Jr.
Secretary

STATE OF TENNESSEE
Davidson County

Before me, Hugh J. Bradley, a Notary Public within and for the State and County aforesaid, personally appeared Milton Bracey and E. A. Covington, Jr. with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Vice President and Secretary respectively of the Union Development Company the within named bargainor, a corporation, and that (he) as such Vice President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Milton Bracey as such Vice President, and attesting the same by the said E. A. Covington, Jr. as such Secretary.

Witness my hand and official seal at office at Nashville, Tennessee on this the 26th day of February, 19 54.

My commission expires April 5, 1955.

Hugh J. Bradley
Notary Public

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