K 2291

WARRANTY DEED — Published by Tennessee Title Company

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

cash in hand paid by James H. Huffines and wife, Mary R. Huffines, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Southern Homesites, Inc., a Tennessee corporation, has bargained and sold, and by these presents do transfer and convey unto the said James H. Huffines and wife, Mary R. Huffines,

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. 34 on the Map of Eastland Acres, Section I, as of record in Book 2133, page 103, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being part of the property conveyed to Southern Homesites, Inc., by deed from Emma Vaughn Fort, a widow, of record in Book 2276, page 231, said Register's Office.

This conveyance is made subject to restrictions of record in Book 2284, page 612, Register's Office for Davidson County, Tennessee, and the plan of record in Book 2133, page 103, which shows an Owner's Certificate, certain easements and set-back lines.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James H. Huffines and wife, Mary R. Huffines, their heirs and assigns, forever.

And Southern Homesites, Inc., does covenant with the said James H. Huffines and wife, Mary R. Huffines, 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 Southern Homesites, Inc., does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said James H. Huffines and wife, Mary R. Huffines, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, Southern Homesites, Inc., has caused this instrument to be executed by its duly authorized officers on this 16th day of July, 1954.

ATTEST: SOUTHERN HOMESITES, INC.

By: H. Paul Croften, Secretary — By: Calvin Cockrill, Vice President

STATE OF TENNESSEE
Davidson County

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

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

Commission expires _____ Notary Public

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