K 2296

WARRANTY DEED M 2593 R. E. POLK, JR., FORM **NASHVILLE TITLE COMPANY**

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

and other good and valuable consideration paid by Buford Crecelius and wife, Dora Crecelius, receipt of which is hereby acknowledged;

BELLSHIRE PROPERTIES, INC.,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Buford Crecelius and wife, Dora Crecelius,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 150 Bellshire Drive of the plan of Bellshire Estates, Section 5, as of record in Book 2133, page 114, R. O. D. C. Tennessee.

Said Lot 150 fronts 156 feet on the southerly margin of Bellshire Drive, running back between lines 264 feet on the easterly margin and 260.7 feet on the westerly margin and measuring 156 feet on the rear.

Being part of the same property conveyed to Bellshire Properties, Inc., by deed from William C. Cockrill and wife, Hazel B. Cockrill, of record in Book 2147, page 437, R. O. D. C. Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 2294, page 346, R. O. D. C. Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 20th day of August, 1954.

ATTEST: Joseph N. Dawson — Secretary

BELLSHIRE PROPERTIES, INC.
By: Herbert N. Jordan — President.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ______, a Notary Public in and for the State and County aforesaid, personally appeared the within named ______

the bargainor(s), 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, the ______ day of ______, 195__.

My commission expires: ______ *Notary Public*

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