K 2299

WARRANTY DEED Form 1001 **Published by Tennessee Title Company**

For and in consideration of the sum of $ -----10,250.00----------

---------- TEN THOUSAND TWO HUNDRED FIFTY AND NO/100 --------**DOLLARS**

Cash in hand paid by Robert F. Gay and wife, Patricia Wolf Gay, the receipt of which is hereby acknowledged,

SOUTHLAND CONSTRUCTION COMPANY
A Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has ~~have~~ **bargained and sold, and by these presents do/es transfer and convey unto the said**

ROBERT F. GAY AND WIFE, PATRICIA WOLF GAY

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. 129 on the Plan of Walnut Grove, as of record in Book 2133, page 87, Register's Office for said County.
Said Lot no. 129 fronts 75.6 feet on the southerly side of Dearborn Drive and runs back between lines, 352.6 feet on the westerly line and 293.3 feet on the easterly line, to a dead line in the rear on which it measures 225.7 feet.
Being part of the property conveyed to Southland Construction Company by deed from Herschel Greer, of record in Book 2284, page 401, said Register's Office.

This conveyance is made subject to restrictions of record in Book 2271, page 541, and the plan of record in Book 2133, page 87, Register's Office for said County, which shows a 40-foot set-back line from Dearborn Drive and a 20-foot easement along the west side line and a 10-foot easement along the entire south rear line for public utilities, and an easement 10-feet wide along the entire front of the lot for a temporary turn-around.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ROBERT F. GAY AND WIFE, PATRICIA WOLF GAY

THEIR heirs and assigns, forever.

And it does ~~do~~ covenant with the said ROBERT F. GAY AND WIFE, PATRICIA WOLF GAY

that it is lawfully seized and possessed of said land in fee simple; have a good right to convey it. and the same is unencumbered.

And SOUTHLAND CONSTRUCTION COMPANY

do/es further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said ROBERT F. GAY AND WIFE, PATRICIA WOLF GAY

their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, SOUTHLAND CONSTRUCTION COMPANY, A Corporation aforesaid has caused ~~my~~ hand this ~~day of~~ 19 this instrument to be executed by its duly authorized officer on this 28th day of September, 1954.

SOUTHLAND CONSTRUCTION COMPANY

By: Albert C. Morris, 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

PG 481