K 2301

WARRANTY DEED Form 1401 **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 the grantees herein, and other good and valuable considerations,

the receipt of which is hereby acknowledged,

York Construction Company, a Tennessee Corporation,

has ~~have~~ **bargained and sold, and by these presents** does ~~do~~ **transfer and convey unto the said** ARCHIE LEE WILLIAMS and wife, JUANITA P. WILLIAMS, 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. 387 on the Map of Cloverhill, Section No. VII, as of record in Book 2133, page 92, Register's Office for said County.

Said Lot No. 387, fronts 70 feet on the north side of Healwood Drive and runs back between parallel lines 180 feet to a dead line.

Being part of the property conveyed to York Construction Company, Inc., by deed from J. R. Coarsey and H. H. Richardson, of record in Book 2278, page 9, said Register's Office.

The above described property is conveyed subject to restrictive covenants of record in Book 1593, page 423, and in Book 2145, page 242, which latter restrictions were made applicable to the lot in question by instrument of record in Book 2273, page 97, 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 Archie Lee Williams and wife, Juanita P. Williams, their

York Construction Company, a Tennessee Corporation, **heirs and assigns, forever.**

And I ~~we~~ **covenant with the said** Archie Lee Williams and wife, Juanita P. Williams

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,** except by 1971 taxes, which the grantees herein assume and agree to pay.

And York Construction Company, a Tennessee Corporation, does ~~do~~ **further covenant and bind** itself, its successors ~~heirs~~ **and representatives, to warrant and forever defend the title to the said land to the said** Archie Lee Williams and wife, Juanita P. Williams, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness ~~xxxx xxxxxx hand xxx~~ **this** 7th **day of** October, 19 71.

Attest: Allen Boswell — York Construction Company, Inc.
Alvin Franklin, Secretary — By: Sidney Auerbach, 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

O.K.

PG 155