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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 Arthur E. Taylor and wife, Philena L. Taylor, and other good and valuable considerations, receipt of which are hereby acknowledged,

A & C HOMES, INC., has

bargained and sold, and by these presents do/transfer and convey unto the said Arthur E Taylor and wife, Philena L. Taylor,

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. 49 on the Plan of Woodberry Park, Subdivision, as of record in Book 2133, pages 117,118 and 119, Register's Office for said County, and described as follows:

BEGINNING at a point in the easterly margin of Michael Drive at the corner of lots 48 and 49; thence with the line between said lots, eastwardly 122.3 feet to a point, the common corner of lots 48, 49 and 50; thence southwardly with the line between lots 49 and 50, 108 feet to a point in the north margin of David Drive; thence with the margin of the same, westwardly 121.5 feet to a point, the beginning of a curve; thence northwestwardly around said curve, 40.8 feet to a point in the east margin of Michael Drive; thence with the margin of the same, northwardly 116 feet to the beginning.

Being part of the same property conveyed to A & C Homes, Inc., by deed from Andrew Ewing, Trustee, of record in Book 2332, page 23, Register's Office for Davidson County, Tennessee.

This conveyance subject to restrictive covenants of record in Book 2297, page 194, 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 Arthur E Taylor and wife, Philena L. Taylor, their heirs and assigns, forever.

And A & C Homes, Inc., does covenant with the said Arthur E Taylor and wife, Philena L. Taylor, 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 taxes for 1955 which are pro rated and assumed by the grantee herein.

And A & C Homes, Inc., does successors and assigns further covenant and bind itself, its/ to warrant and forever defend the title to the said land to the said Arthur E Taylor and wife, Philena L. Taylor their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, A & C Homes, Inc., has caused this instrument to be executed by its duly authorized officer this 22nd day of March, 1955.

A & C HOMES, INC.

By: Albert Simmons
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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