K 2396

WARRANTY DEED Form 1001 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 Leo Wilkerson and wife, Eloise O. Wilkerson, and other good and valuable considerations, receipt of which are hereby acknowledged,

MAYFAIR HOMES, INC., has

~~has~~es bargained and sold, and by these presents do/transfer and convey unto the said Leo Wilkerson and wife, Eloise O. Wilkerson,

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. 21 on the Plan of Walnut Grove Subdivision, as of record in Book 2133, page 87, Register's Office for said County.

Said Lot No. 21 fronts 76 feet on the west side of Barker Road, as measured along a slight curve, and runs back between lines, measuring 161.2 feet on the north line and 142.9 feet on the south line, to a dead line in the rear, measuring 96 feet thereon.

Being part of the same property conveyed to Mayfair Homes, Inc., by deed from Herschel Greer, of record in Book 2332, page 89, Register's Office for said County.

This conveyance subject to restrictive covenants of record in Book 2271, page 541, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Leo Wilkerson and wife, Eloise O. Wilkerson,
their heirs and assigns, forever.
And Mayfair Homes, Inc., does / ~~do~~ covenant with the said Leo Wilkerson and wife, Eloise O Wilkerson
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 Mayfair Homes, Inc., does successors and assigns
~~do~~ further covenant and bind itself, its/ ~~heirs and representatives~~ to warrant and forever defend the title to the said land to the said Leo Wilkerson and wife, Eloise O. Wilkerson
their heirs and assigns against the lawful claims of all persons, whomsoever.
In Witness Whereof, Mayfair Homes, Inc., has caused this instrument to be executed by ~~Witness my hand at this day of 19~~
its duly authorized officer this 18th day of April, 1955.

MAYFAIR HOMES, INC.,
By: Albert Simms
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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