K 2444

WARRANTY DEED

For and in consideration of the sum of Ten Thousand Nine Hundred and No/100 ----------
----------$10,900.00----------DOLLARS
Cash in hand paid by Joe R. Bradshaw, Jr. and wife, Lera Bradshaw, the receipt of which is hereby acknowledged,

Southern Development Company
a Tennessee Corporation having its principal office and place of business at Nashville, Tennessee

has bargained and sold, and by these presents do transfer and convey unto the said Joe R. Bradshaw, Jr. and wife, Lera Bradshaw

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. 4 on the Map of Beverly Heights Subdivision, as of record in Book 2331, page 26, Register's Office for said County. Beginning at a point on the west side of Hopedale Drive, the common front corner of lots Nos. 4 and 5 on said Plan; thence south along the west margin of Hopedale Drive, 205 feet to a point which is the beginning of a curve with a radius of 25 feet; thence around said curve, 39.27 feet to a point on the north margin of Haywood Lane; thence west along the north margin of said Haywood Lane, 30.6 feet to a point; thence continuing west along the west margin of said Haywood Lane, 114.4 feet to a point; thence north 190 feet to a point; thence east 170.3 feet to the beginning. Being part of the property conveyed to Southern Development Company, by deed from Herschel Greer, Vernon Williams, and Lowell Walker, of record in Book 2398, page 207, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the Plan of record in Book 2331, page 26, Register's Office for Davidson County, Tennessee, which shows a 30 foot building setback line from Hopedale Drive, and a 100 foot building setback line from Haywood Lane, and a 10 foot public utility easement on the north line.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joe R. Bradshaw, Jr. and wife, Lera Bradshaw their heirs and assigns, forever.

And it does covenant with the said Joe R. Bradshaw, Jr. and wife, Lera Bradshaw 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 Southern Development Company do further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Joe R. Bradshaw, Jr. and wife, Lera Bradshaw their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF SOUTHERN DEVELOPMENT COMPANY, a Corporation aforesaid has caused this instrument to be executed by its duly authorized officers on this 3rd day of August 1955.

SOUTHERN DEVELOPMENT COMPANY

ATTEST: Kenneth T. Hitchman, Secretary-Treasurer

By: Lowell Walker, 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 office, this _____ day of _____, 19____

Commission expires _____

_____
Notary Public

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