K 2447

WARRANTY DEED

For and in consideration of the sum of ($10.00)
- - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged,

Union Development Company, a Tennessee, Corporation, existing under the laws of the State of Tennessee,

have bargained and sold, and by these presents do transfer and convey unto the said Lillard L. Tucker and wife, Martha E. Tucker, 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 parts of lots Nos. 161, 162 and 163 on the Map showing R. W. Grissard's Subdivision of part of the Bosley Tract, not of record, described according to survey made June 17, 1955, by William Collier Parrish, Associate Engineers, as follows:

Beginning on the westerly margin of 32nd Avenue South 125 feet north of the northwest corner of said Avenue and Blair Boulevard; thence with said Avenue northwardly 95 feet; thence westwardly 300 feet; thence southwardly 20 feet to the northwest corner of lot No. 160; thence with the northerly line of said lot eastwardly 75 feet to the corner of lots Nos. 160 and 161; thence with the line between said two lots southwardly 75 feet; thence eastwardly 225 feet to the beginning.

Being part of the property conveyed to Union Development Company by deed from Bernard E. Reed and wife, of record in book 2440, page 21, Register's Office for said County.

This conveyance is made subject to restrictions of record in book 634, page 25, and in book 602, page 250 and in book 616, page 84, Register's Office, Davidson County, Tenn.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lillard L. Tucker and wife, Martha E. Tucker, their heirs and assigns, forever.

And it does ~~xxx~~ covenant with the said Lillard L. Tucker and wife, Martha E. Tucker, that it is lawfully seized and possessed of said land in fee simple; ~~xxxx~~ a good right to convey it, and the same is unencumbered.

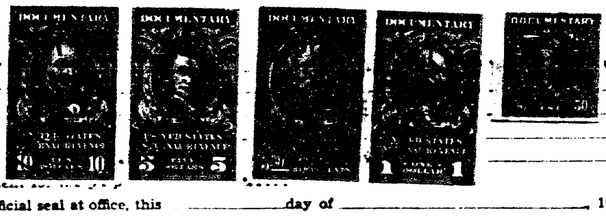
And Union Development Company, a Tennessee Corporation does further covenant and bind itself, its successors and assigns ~~xxxxxxxxxxxxxxxx~~, to warrant and forever defend the title to the said land to the said Lillard L. Tucker and wife, Martha E. Tucker, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness hand this 16th day of August, 19 55.

UNION DEVELOPMENT COMPANY
BY: Vice-President
ATTEST: Secretary

STATE OF TENNESSEE
Davidson County

Personally appeared be[illegible] said County and State, the [illegible] and for the bargainor, with wh[illegible] executed the within instrun[illegible]



Witness my hand and official seal at office, this _____ day of _____, 19___

Commission expires _____

_____
Notary Public

G 199