K 2540

WARRANTY DEED Form 1081 **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 Charles Francis Lewis and wife, Alice B. Lewis and other good and valuable considerations, receipt of which are hereby acknowledged,

CARL BATSON, INC., has

~~have~~ **bargained and sold, and by these presents do transfer and convey unto the said** Charles Francis Lewis and wife, Alice B. Lewis

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. 53 on the Plan of Crescent Heights, of record in Book 2331, page 106, Register's Office for said County.

Said Lot No. 53 fronts 100 feet on the northeasterly side of Dodge Drive and runs back between lines, 342.3 feet on the northwesterly line and 346.5 feet on the southeasterly line, to a dead line in the rear measuring 100 feet thereon.

Being part of the property conveyed to Carl Batson, Inc. by deed from B. Charlton Hunn and wife, of record in Book 2492, page 449, said Register's Office.

This conveyance subject to restrictive covenants of record in Book 2495, page 413, 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 Charles Francis Lewis, and wife, Alice B. Lewis

their **heirs and assigns, forever.**

And CARL BATSON, INC., does **covenant with the said** Charles Francis Lewis and wife, Alice B. Lewis

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~~

And CARL BATSON, INC., DOES

further covenant and bind itself, its/successors and assigns ~~heirs and representatives~~ **to warrant and forever defend the title to the said land to the said** Charles Francis Lewis and wife, Alice B. Lewis

their **heirs and assigns against the lawful claims of all persons, whomsoever.**

IN WITNESS WHEREOF, CARL BATSON, INC., has caused this instrument to be executed by ~~Witness~~ ~~hand~~ ~~this~~ ~~day of~~ ~~19~~

its duly authorized officers this 16th day of May, 1956.

ATTEST: CARL BATSON, INC.

By: [signature] By: Carl Batson

Secretary-Treasurer 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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