K 2549

WARRANTY DEED

For and in consideration of the sum of ----------$10.00----------

----------TEN AND NO/100---------- DOLLARS

CASH IN HAND PAID, AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

GAINES & GREGORY CONSTRUCTION COMPANY, INC., A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TENNESSEE, WITH ITS PRINCIPAL OFFICE AND PLACE OF BUSINESS IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE, HAS

bargained and sold, and by these presents do transfer and convey unto the said EDWIN F. BESANCON AND WIFE, PEARL M. BESANCON, 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. 51 ON THE PLAN OF HILLHURST ACRES, SECTION 2, OF RECORD IN BOOK 2331, PAGE 70, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SAID LOT NO. 51 FRONTS 114.74 FEET ON THE EASTERLY SIDE OF STANWYCK DRIVE AND EXTENDS BACK BETWEEN LINES 279 FEET FIELD MEASUREMENT ON THE NORTHERLY SIDE AND 356.3 FEET ON THE SOUTHERLY SIDE TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 123.3 FEET, THE NORTH LINE OF SAID LOT HAVING BEEN CORRECTED BY SURVEYOR'S CERTIFICATES OF CORRECTION OF RECORD IN BOOK 2485, PAGE 334, AND BOOK 2545, PAGE 194, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING PART OF THE PROPERTY CONVEYED TO GAINES AND GREGORY CONSTRUCTION COMPANY, INC., BY DEED FROM RICHMOND HOMES, INC., OF RECORD IN BOOK 2480, PAGE 535, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BY DEED OF CORRECTION OF RECORD IN BOOK 2546, PAGE 68, 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 EDWIN F. BESANCON AND WIFE, PEARL M. BESANCON, THEIR heirs and assigns, forever.

And GAINES & GREGORY CONSTRUCTION COMPANY, INC. DOES covenant with the said EDWIN F. BESANCON AND WIFE, PEARL M. BESANCON 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 GAINES & GREGORY CONSTRUCTION COMPANY, INC., DOES further covenant and bind ITSELF, ITS SUCCESSORS and representatives, to warrant and forever defend the title to the said land to the said EDWIN F. BESANCON AND WIFE, PEARL M. BESANCON, THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, THE SAID GAINES & GREGORY CONSTRUCTION COMPANY, INC., HAS CAUSED ITS CORPORATE NAME TO BE HEREUNTO SUBSCRIBED BY ITS DULY AUTHORIZED OFFICERS AT NASHVILLE, TENNESSEE, THIS 8TH DAY OF AUGUST, 1956.

GAINES & GREGORY CONSTRUCTION CO., INC.

ATTEST: SECRETARY

BY: 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

PG 601