K 2591

WARRANTY DEED G-5468 NASHVILLE TITLE COMPANY

For and in consideration of the sum of TEN *** DOLLARS ($ 10.00),

and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

CASTLEMAN CONSTRUCTION COMPANY, a Tennessee corporation,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOSEPH A. EATON and wife, ANNE GOODMAN EATON, ***

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 224 on the Plan of Gra-Mar Acres, Section VIII, of record in Book 2331, page 110, Register's Office for said County, described as follows:

Beginning on the northerly margin of Marswen Drive at the corner of Lots Nos. 223 and 224; thence with the line between said two lots northwardly 180 feet; thence north 47°03' west 161.15 feet; thence with a slight curve having a radius of 475 feet southwestwardly 254.1 feet to the beginning of another curve; thence around said curve having a radius of 20 feet southeastwardly 31.42 feet to the southerly margin of Marswen Drive; thence with the same eastwardly 185 feet to the beginning.

Being the same property conveyed to Castleman Construction Company, a Tennessee corporation, by deed from Sweeney-Clark Realty Company, Inc., of record in Book 2538, page 119, Register's Office for Davidson County, Tennessee.

This conveyance made subject to restrictions of record in Book 2536, page 228, 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 Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 16th day of August, 1956

CASTLEMAN CONSTRUCTION COMPANY

By: Robert A. Castleman, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 195__

_____
Notary Public

My commission expires:

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