K 2603

WARRANTY DEED TENNESSEE TITLE COMPANY FORM

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid by John William Humphrey and wife, Margaret B. Humphrey hereinafter referred to as grantees, to AJAX DEVELOPMENT COMPANY hereinafter referred to as grantor, and other good and valuable considerations, the receipt of which is hereby acknowledged, said grantor has bargained and sold and by these presents does transfer and convey unto the said grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Revised

Being Lot No. 57 on the Plan of Fisk Park, as of record in Book 2331, page 114, Register's Office for said County, and being described as follows:

BEGINNING at a point in the westerly margin of 23rd. Avenue North at the common corner of Lots No. 57 and 58; thence with the line between said lots westerly 97 feet to a point a corner of Lot No. 56 on said Plan; thence with the line between Lots No. 56 and 57, southerly 75 feet to a point in the northerly margin of Hammond Drive; thence with the margin of said Drive, easterly 77 feet to a monument; thence around a curve northeasterly 31.4 feet to another monument in the westerly margin of 23rd. Avenue North; thence with said Avenue northerly 55 feet to the point of beginning.

Being part of the property conveyed to Ajax Development Company by deed from W. L. Bainbridge, Jr., Agent for Ajax Development Company, or record in Book 2454, page 71, Register's Office for said County.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereunto belonging, to the said grantees, their heirs and assigns, forever.

AND Grantor does covenant with the said grantees that grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered except by restrictive covenants of record in Book 2499, page 171, said Register's Office.

AND grantor further covenants and binds itself, its successors and representatives to warrant and forever defend the title to the said land to the said grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever 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 Ajax Development Company has caused this instrument to be executed by its duly authorized officers on this the 23rd day of November, 1956.

AJAX DEVELOPMENT COMPANY

Attest: Evelyn Strasser
Evelyn Strasser, Secretary

By: W. L. Bainbridge Jr.
W. L. Bainbridge, Jr., President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, B. B. Doubleday, Jr., a Notary Public in and for said County and State, personally appeared W. L. Bainbridge, Jr., and Evelyn Strasser, with whom I am personally acquainted and who upon their several oaths acknowledged themselves to be the President and Secretary respectively of the Ajax Development Company, the within named bargainor, a corporation, and that they as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said W. L. Bainbridge, Jr., as such President, and attesting the same by the said Evelyn Strasser, as such Secretary.

Witness my hand and official seal at office at Nashville, Tennessee on this the 23rd day of November, 1956.

My commission expires: October 27, 1957.

B. B. Doubleday, Jr.
Notary Public

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