BK 2636

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1001 — 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 the grantees herein and other good and valuable considerations, receipt of which is hereby acknowledged,

Ajax Development Company, a Tennessee Corporation, has does bargained and sold, and by these presents ~~do~~ transfer and convey unto the said WILLIAM MYERS JOHNSON AND WIFE, DORIS G. JOHNSON 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 Revised Plan of Fisk Park, as of record in Book 2331, page 114, Register's Office for said County, described as follows: BEGINNING at a point in the north margin of Hammond Drive at the corner of Lots No. 53 and 54; thence with the line between said lots northerly 125 feet to the south margin of Formosa Street; thence with the margin of the same, westerly 16 feet to the corner of Lot No. 51; thence with the line between Lots No. 51 and 53; southwesterly 60.5 feet to the corner of Lot No. 52; thence with the line between Lots 52 and 53, southerly 75 feet to the north margin of Hammond Drive; thence with the margin of same, easterly 50 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, of record in Book 2454, page 71, 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 William Myers Johnson and wife, Doris G. Johnson their heirs and assigns, forever.

And Ajax Development Company, a corporation as aforesaid, does ~~I~~ covenant with the said William Myers Johnson and wife, Doris G. Johnson that it 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 1957 taxes, which the grantees herein assume and agree to pay.

And Ajax Development Company, as aforesaid does further covenant and bind itself, its ~~heirs~~ successors and representatives, to warrant and forever defend the title to the said land to the said grantees herein their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF Ajax Development Company has caused this instrument to be executed by its duly authorized officers on this the 30th day of January 1957

AJAX DEVELOPMENT COMPANY

Attest: Evelyn Strasser — By: W. L. Bainbridge Jr.

Evelyn Strasser, Sec. — W. L. Bainbridge, Jr., 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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