K 2637

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 the receipt of which is hereby acknowledged,

Ajax Development Company, a Tennessee corporation,

has does
~~have~~ bargained and sold, and by these presents ~~do~~ transfer and convey unto the said WILLIAM E. CLYDE AND WIFE, MILDRED D. CLYDE, 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. 39 on the Revised Plan of Fisk Park, of record in Book 2331, page 114, Register's Office for said County.

Said Lot No. 39 fronts 57 feet on the easterly side of Underwood Street and runs back between lines, 111.6 feet on the northwesterly line and 138 feet on the southeasterly line, to a dead line in the rear which is a broken line on which it measures 66 feet.

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.

The above described property is conveyed subject to restrictive covenants of record in Book 2499, page 171, 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 William E. Clyde and wife, Mildred D. Clyde, their heirs and assigns, forever.

And the grantor, does ~~do~~ covenant with the said grantees herein 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 the grantor herein as aforesaid, does successors ~~do~~ further covenant and bind itself, its ~~heirs~~ 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.

~~Witness my hand this day of 19~~

IN WITNESS WHEREOF, Ajax Development Company has caused this instrument to be executed by its duly authorized officers on this the 1st day of February, 1957.

AJAX DEVELOPMENT COMPANY

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

~~Evelyn Strasser, Secretary~~

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named X, 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

TENNESSEE TITLE COMPANY

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