K 2642

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 Daniel I. Eddy and wife, Ella T. Eddy, and other good and valuable considerations, receipt of which is hereby acknowledged;

A. & C. HOMES, INC.

has / does bargained and sold, and by these presents transfer and convey unto the said DANIEL I. EDDY and wife, ELLA T. EDDY

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. 60 on the Plan of Patricia Heights, Sec. I, as of record in Book 2331, pages 130 and 131, Register's Office for said County.

Said Lot No. 60 fronts 103 feet on the east side of Radford Drive and runs back 134 feet on the north line and 147.7 feet on the south line, to a dead line in the rear on which it measures 119.5 feet.

Being part of the property conveyed to A. & C. Homes, Inc., by two deeds, one from Albert G. Morris and wife, of record in Book 2498, page 541; and the other from Glencliff Homes, Inc., of record in Book 2600, page 117; said Register's Office.

This conveyance is subject to the restrictions of record in Book 2542, page 519, 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 Daniel I. Eddy and wife, Ella T. Eddy and their heirs and assigns, forever.

And A & C Homes, Inc., does / ~~do~~ covenant with the said Daniel I. Eddy and wife, Ella T. Eddy that it is ~~has~~ lawfully seized and possessed of said land in fee simple; have a good right to convey it and the same is unencumbered, except taxes for 1957 which are pro rated and assumed by the grantee herein.

And A & C Homes, Inc., ~~does~~ successors and assigns ~~do~~ further covenant and bind itself, its / ~~heirs and representatives~~, to warrant and forever defend the title to the said land to the said Daniel I. Eddy and wife, Ella T. Eddy their heirs and assigns against the lawful claims of all persons, whomsoever.

~~Witness~~ In witness whereof A. & C. Homes, Inc., has caused this instrument to be executed by its duly authorized officer this 1st day of April, 1957.

A. & C. HOMES, INC.

Albert Morris

President

STATE OF TENNESSEE
Davidson County

Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named ~~bargainor~~, ~~a~~ ~~corporation~~, with whom I am personally acquainted, and who acknowledged that ~~it~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Nashville~~, Tennessee, this ~~1st~~ day of ~~April~~, 19 ~~57~~.

Commission expires ~~April 1, 1960~~

Notary Public

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