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 H. B. Lyles and wife, Josephine W. Lyles, and other good and valuable considerations, receipt of which are hereby acknowledged;

MELPAR HOMES, INC., has

~~have~~ bargained and sold, and by these presents do~~es~~ transfer and convey unto the said
H. B. Lyles and wife, Josephine W. Lyles
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. 306 on the Plan of Fairlane Park, Section III, as of record in Book 2331, pages 145 and 146, Register's Office for said County.

Said Lot No. 306 fronts 75 feet on the south side of Melpar Drive and runs back between lines, 192.9 feet on the west line and 199.3 feet on the east line to a dead line in the rear on which it measures 75 feet.

Being part of the property conveyed to Melpar Homes, Inc., by deed from Crosby Land Company of record in Book 2644, page 123, said Register's Office.

This conveyance subject to plan and easements of record in Book 2331, pages 145 and 146 and restrictions of record in Book 2598, page 491, 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 H. B. Lyles and wife, Josephine W. Lyles
their heirs and assigns, forever.
And Melpar Homes, Inc., does ~~do~~ covenant with the said H. B. Lyles and wife, Josephine W. Lyles
that it is lawfully seized and possessed of said land in fee simple; has ~~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 Melpar Homes, Inc., does ~~do~~ further covenant and bind itself, its/ successors and assigns ~~heirs and representatives~~, to warrant and forever defend the title to the said land to the said H. B. Lyles and wife, Josephine W. Lyles,
their heirs and assigns against the lawful claims of all persons, whomsoever.
IN WITNESS WHEREOF, Melpar Homes, Inc., has caused this instrument to be executed by its duly authorized officers this 17th day of July, 1957.

ATTEST: MELPAR HOMES, INC.

Vice President [signature] By: [signature] 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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