BK 2692

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ($2,300.00)

Two Thousand Three Hundred and No/100 - - - - - - - - - - - DOLLARS

Cash in hand paid by

W. H. Hamilton and wife, Sara Hamilton,

the receipt of which is hereby acknowledged, Consolidated Developments, Inc., a corporation, organized and existing under the laws of the State of Tennessee, has ~~have~~ bargained and sold, and by these presents do transfer and convey unto the said W. H. Hamilton and wife, Sara Hamilton their ~~his~~ heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in the 8th Civil District of Davidson County, Tennessee, being Lot No. 100 on the Plan of Charlotte Park, Section I, as of record in Book 2663, page 5, Register's Office of Davidson County, Tennessee, more particularly described as follows:

Said Lot No. 100 fronts 70.2 feet on the northeasterly margin of American Road, and runs back between lines 139.3 feet on the southeasterly side, and 135.1 feet on the northwesterly side to a line in the rear, on which it measures 75.0 feet.

Being part of the property conveyed to Consolidated Developments, Inc., by deed from Thomas C. Summers, Trustee, of record in Book 2453, page 128, Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements of record in Book 2663, pages 2, 3, 4, 5, and 6, and restrictions of record in Book 2638, page 490, both Register's Office of Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said W. H. Hamilton and wife, Sara Hamilton, their heirs and assigns, forever.

And it ~~he~~ covenants with the said W. H. Hamilton and wife, Sara Hamilton 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, except by taxes for the year 1957 which have been assumed by the grantor.

And Consolidated Developments, Inc., ~~he~~ further covenants and binds itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said W. H. Hamilton and wife, Sara Hamilton, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, the said Consolidated Developments, Inc., has ~~I have~~ caused this instrument to be executed by its ~~my~~ duly authorized officers ~~hand~~ on this the 25th day of July, 1957.

ATTEST: CONSOLIDATED DEVELOPMENTS, INC.

W. E. Richardson, Jr., Sec'y. Thomas C. Summers, President

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