K 2694

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 11,500.00 ---

Eleven Thousand Five Hundred and No/100 -- DOLLARS

Cash in hand paid by John Russell Davis and wife, Esther B. Davis, the receipt of which is hereby acknowledged,

Southland Construction Co. Inc.,
a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has ~~have~~ bargained and sold, and by these presents does transfer and convey unto the said John Russell Davis and wife, Esther B. Davis

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 322 on the Plan of Whispering Hills Subdivision, Section II-B, as of record in Book 2331, page 155, Register's Office for said County.
Said Lot 322 fronts 131.2 feet on the southerly side of Brewer Drive and runs back between lines 258.1 feet on the westerly line and 257 feet on the easterly line to a dead line in the rear on which it measures 77 feet.
Being the same property conveyed to Southland Construction Co., Inc. by deed from Andrew Ewing, Trustee, of record in Book 2644, page 351, Register's Office for said County.

This conveyance is made subject to Restrictive covenants of record in Book 2604, page 1, and in Book 2400, page 557, Register's Office for Davidson County, Tennessee and the plan of record in Book 2331, page 155, said Register's Office which shows a 40 foot set-back line from Brewer Drive and a 10-foot easement line along the rear for public utilities.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Russell Davis and wife, Esther B. Davis their heirs and assigns, forever.

And it does ~~do~~ covenant with the said John Russell Davis and wife, Esther B. Davis 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 1957 taxes which have been prorated and are hereby assumed by the purchasers.

And Southland Construction Co. Inc.
does further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said John Russell Davis and wife, Esther B. Davis their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF SOUTHLAND CONSTRUCTION CO. INC., a Corporation aforesaid has caused xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx this instrument to be executed by its duly authorized officer on this 14th day of August 1957.

SOUTHLAND CONSTRUCTION CO. INC.

By: Albert Morris
Albert G. Morris, 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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