BK 2696

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 5.00

---- Five and no/100ths ---- DOLLARS

cash and other good and valuable considerations paid by Patrick J. Mulligan, Jr. and wife, Bernice M. Mulligan, receipt of which is hereby acknowledged;

Paramount Homes, Incorporated, a corporation organized and existing under the laws of the State of Tennessee, has / ~~have~~ does bargained and sold, and by these presents ~~do~~ transfer and convey unto the said Patrick J. Mulligan, Jr. and wife, Bernice M. Mulligan, 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. 30 on the Plan of West Meade Village, Section "E", as of record in Book 2331, page 77, Register's Office for said County.

Said Lot No. 30 fronts 162 feet on the east side of Bresslyn Road, and runs back 395 feet on the south line and 448.1 feet on the north line, which is a broken line, to a dead line in the rear, which is a broken line on which it measures 159.1 feet.

Being part of the property conveyed to Paramount Homes, Inc., by deed from The Washington Realty Company, as of record in Book 2542, page 523, said Register's Office.

Said property is conveyed subject to the restrictions set out in an instrument of record in Book 1473, page 206, and in Book 1783, page 175, said Register's Office, and also subject to the limitations, easements and owner's certificate as set out on the plan of said Subdivision which is of record in Book 2331, page 77, 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 Patrick J. Mulligan, Jr. and wife, Bernice M. Mulligan, their heirs and assigns, forever.

And Paramount Homes, Inc., does / ~~do~~ covenant with the said Patrick J. Mulligan, Jr. and wife, Bernice M. Mulligan 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 for 1957 taxes which purchasers assume and agree to pay.

And Paramount Homes, Inc., does ~~do~~ further covenant and bind itself, its/ ~~their~~ assigns and representatives, to warrant and forever defend the title to the said land to the said Patrick J. Mulligan, Jr. and wife, Bernice M. Mulligan,/ their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 9th day of July, 1957.

ATTEST: PARAMOUNT HOMES, INC.

By Mildred W. Mullins Secretary

By C. K. Kelley President

STATE OF TENNESSEE
Davidson County

I, _____, a Notary Public in and for said C[ounty] and State, do hereby certify that _____, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the b[argainor] named in the foregoing deed, and who acknowledged that ~~he~~ ~~she~~ ~~they~~ execu[ted] the same for the purposes therein contained. Witness my hand and official seal at _____ this _____ day of _____, 19____.

DOCUMENTARY UNITED STATES INTERNAL REVENUE 5 5 DOCUMENTARY UNITED STATES INTERNAL REVENUE 1 1 DOCUMENTARY 5 5

Commission expires _____

_____
Notary Public

BK 2696 PG 627