BK 2697

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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 the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged, HARDING PARK COMPANY, a partnership composed of Fred R. Webber, Jr., Charles F. Alexander, Don M. Powell and Franklin G. Clark, has bargained and sold, and by these presents does transfer and convey unto the said FREEMAN B. ROBERTS AND WIFE, ADDIE R. ROBERTS, 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. 59 on the Plan of Harding Park, of record in Book 2331, page 120, Register's Office for said County.

Said Lot No. 59 fronts 126 feet on the south side of Laird Road and runs back between lines, 180 feet on the east line and 182.7 feet on the west line to a dead line in the rear which is a broken line measuring 127.1 feet thereon.

Being part of the property conveyed to Harding Park Company, a partnership, composed of Fred R. Webber, Jr., Charles F. Alexander, Don M. Powell, and Franklin G. Clark, by deed from Neil H. Cargile and wife, of record in Book 2486, page 13, Register's Office for said County.

This instrument is to be executed by Harding Park Company, a partnership, by either Don M. Powell, or Franklin G. Clark, and countersigned by either Fred R. Webber, Jr., or Charles F. Alexander, pursuant to an instrument of record in Book 2542, page 500, Register's Office for Davidson County, Tennessee.

The above described property is conveyed subject to restrictive covenants of record in Book 2542, page 486, 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 Freeman B. Roberts and wife, Addie R. Roberts, their heirs and assigns, forever.

And the grantor herein, as aforesaid, does covenant with the said grantees that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except by 1957 taxes, which the grantees herein assume and agree to pay.

And the grantor herein, as aforesaid, does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said grantees herein, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness this 11th day of September, 19 57.

COUNTERSIGNED:

Fred R. Webber, Jr. Partner

HARDING PARK COMPANY

By: Don M. Powell Partner

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, Clara Dee Furline, a Notary Public in and for said County and State, the within named Don M. Powell and Fred R. Webber, Jr., partners of Harding Park Company, a partnership

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11th day of September, 1957.

Commission expires November 2, 1957

Clara Dee Furline Notary Public

CLARA DEE FURLINE NOTARY PUBLIC DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES NOV. 2, 1957

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