K 2794

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of ---------$10.00----------

----------TEN AND NO/100----------DOLLARS,

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

Gaines and Gaines Construction Company, Inc., a corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Davidson County, Tennessee, has

bargained and sold, and by these presents do transfer and convey unto the said Lawrence T. Smith and wife, Doreen H. Smith, 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. 378 on the Plan of Bellshire Estates, Section "A", of record in Book 2331, pages 115 and 116, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said Lot No. 378 fronts 102.0 feet on the southerly side of Bell Lane and runs back 253.0 feet on the westerly side and 279.7 feet on the easterly side to a dead line in the rear on which it measures 105.5 feet.

Being part of the property conveyed to Gaines and Gaines Construction Company, Inc., by deed from Folk-Jordan Company, Inc., and the Union Trust Company, of record in Book 2742, page 308, Register's Office for 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 Lawrence T. Smith and wife, Doreen H. Smith, their heirs and assigns, forever.

And / does ~~xx~~ covenant with the said Gaines and Gaines Construction Company, Inc. 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.

And Gaines and Gaines Construction Company, Inc., does further covenant and bind itself, its/ successors and representatives, to warrant and forever defend the title to the said land to the said Lawrence T. Smith and wife, Doreen H. Smith, their heirs and assigns against the lawful claims of all persons, whomsoever.

In witness whereof, the said Gaines and Gaines Construction Company, Inc., has caused its corporate name to be hereunto subscribed by its duly authorized officers at Nashville, Tennessee, this 26th day of June, 1958. GAINES & GAINES CONSTRUCTION CO., INC.

BY: Joe Starrs Secretary BY: Frank E. Gaines 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 office, this _____ day of _____, 19__

Commission expires _____ _____ Notary Public

PG 25