K 2798

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ($1,500.00)

One Thousand Five Hundred and No/100 - - - - - - - - - - - - DOLLARS

Cash in hand paid by Robert B. Parsons and wife, Barbara M. Parsons, the receipt of which is hereby acknowledged,

We, William H. Sadler and wife, Frances Knight Sadler,

have bargained and sold, and by these presents do transfer and convey unto the said Robert B. Parsons and wife, Barbara M. Parsons,

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

Land in the Thirteenth Civil District of Davidson County, Tennessee, being Lot No. 3 of Block "D" on the Map of Part I, Homeland Heights, not of record, described according to a survey prepared thereof by Blanchard and Parrish, Engineers, as follows:

Said Lot No. 3 fronts 100 feet on the westerly side of Tennessee Highway 112, and extends back between lines, 407 feet on the southerly side, and 409.1 feet on the northerly side, to a dead line in the rear on which it measures 100 feet.

Being the same property conveyed to William H. Sadler and wife, Frances Knight Sadler, by deed from Homeland, Inc., of record in Book 2636, page 5, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of Record in Book 1129, page 543, Register's Office for Davidson County, Tennessee, and is further restricted as follows: This property shall be used for brick or stone dwellings only.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert B. Parsons and wife, Barbara M. Parsons their heirs and assigns, forever.

And we do covenant with the said Robert B. Parsons and wife, Barbara M. Parsons that we are 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 1958 which are assumed by the grantees.

And we, William H. Sadler and wife, Frances Knight Sadler do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Robert B. Parsons and wife, Barbara M. Parsons, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 22nd day of July, 1958

William H. Sadler

Frances Knight Sadler

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