K 2862

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

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,
J. R. Coarsey Home Builders, 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

_____ ~~have~~ bargained and sold, and by these presents do transfer and convey unto the said Lucian M. Smith and wife, Nancy J. 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. 57 on the Plan of Sutherland Heights, Section 2, of record in Book 2662, page 58, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said Lot No. 57 fronts 85.0 feet on the southerly side of Brownwood Drive and extends back between lines 307.4 feet on the easterly side and 159.8 feet on the westerly side to a dead line in the rear on which it measures 192.7 feet.

Being the same property conveyed to J. R. Coarsey Home Builders, Inc., by deed from Western Hills Development Company, Inc., of record in Book 2799, page 191, 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 Lucian M. Smith and wife, Nancy J. Smith, their _____
_____ heirs and assigns, forever.
And J. R. Coarsey Home Builders, Inc. /does ~~do~~ covenant with the said Lucian M. Smith and wife, Nancy J. Smith _____
_____ 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 J. R. Coarsey Home Builder, Inc., does _____
~~do~~ further covenant and bind itself, its /successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Lucian M. Smith and wife, Nancy J. Smith, their _____
_____ heirs and assigns against the lawful claims of all persons, whomsoever.
In witness whereof, the said J. R. Coarsey Home Builders, Inc., has caused its corporate name to be hereunto subscribed by its duly authorized officer at Nashville, Tennessee, this 13th day of January, 1959.

J. R. COARSEY HOME BUILDERS, INC.

By J R Coarsey Pres

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