BK 2875

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 JAMES O. ADKINS and wife, MATTIE F. ADKINS, and other good and valuable consideration, receipt of which is hereby acknowledged;

ELM HILL HOMES, INC.

has / does have bargained and sold, and by these presents do transfer and convey unto the said James O. Adkins and wife, Mattie F. Adkins

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. 82 on the Plan of Rosebank Park Subdivision, as of record in Book 1835, page 26, Register's Office for said County.

Said Lot No. 82 fronts 75 feet on the northerly side of McKennell Drive and runs back 169.73 feet on the westerly line and 176.51 feet on the easterly line, to a dead line in the rear, on which it measures 103 feet.

Being the same property conveyed to Elm Hill Homes, Inc., by deed from Lester E. Murray and wife, Maye H. Murray, of record in Book 2808, page 257, 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 James O. Adkins and wife, Mattie F. Adkins their heirs and assigns, forever.

And Elm Hill Homes, Inc. do covenant with the said James O. Adkins and wife, Mattie F. Adkins 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 Elm Hill Homes, Inc., does do further covenant and bind itself, its successors and assigns / ~~heirs and representatives~~, to warrant and forever defend the title to the said land to the said James O. Adkins and wife, Mattie F. Adkins their heirs and assigns against the lawful claims of all persons, whomsoever.

In Witness Whereof, Elm Hill Homes, Inc., has caused this instrument to be ~~Witness hand this day of~~ executed by its duly authorized officers, this 30th day of January, 1959.

ELM HILL HOMES, INC.

Attest: Secretary-Treasurer — By: Charles A. Weeks, Jr. 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 ....., Tennessee, this ..... day of ....., 19.....

Commission expires..... Notary Public

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