K 2878

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

~~have~~ bargained and sold, and by these presents do transfer and convey unto the said JAMES W. HIX AND WIFE, HAZEL R. HIX,

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. 392 ON THE PLAN OF BELLSHIRE ESTATES, SECTION "A", OF RECORD IN BOOK 2331, PAGE 116, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 392 FRONTS 105 FEET ON THE NORTHEASTERLY SIDE OF STILTON DRIVE AND EXTENDS BACK 377.9 FEET ON THE NORTHWESTERLY LINE AND 391 FEET ON THE SOUTHEASTERLY LINE TO A BROKEN LINE IN THE REAR MEASURING 116.1 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO GAINES AND GAINES CONSTRUCTION COMPANY, INC., BY DEED FROM I. C. SIMPKINS AND WIFE, OF RECORD IN BOOK 2861, PAGE 275, 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 W. HIX AND WIFE, HAZEL R. HIX

THEIR heirs and assigns, forever.

And GAINES AND GAINES CONSTRUCTION COMPANY, INC. / DOES ~~do~~ covenant with the said JAMES W. HIX AND WIFE, HAZEL R. HIX

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

~~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 JAMES W. HIX AND WIFE, HAZEL R. HIX,

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 ~~WITNESS~~ ~~HAND~~ ~~AND~~ ~~SEAL~~ ~~OF~~ ~~OFFICE~~ ~~THIS~~ ~~THE~~ ~~DAY~~ ~~OF~~ ~~A.D.~~ ~~19~~ ITS CORPORATE NAME TO BE HEREUNTO SUBSCRIBED BY ITS DULY AUTHORIZED OFFICERS AT NASHVILLE, TENNESSEE, THIS 24TH DAY OF FEBRUARY, 1959.

GAINES & GAINES CONSTRUCTION COMPANY, INC.

ATTEST: SECRETARY

BY: 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

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