K 2910

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of EIGHT THOUSAND THREE HUNDRED AND NO/100-------- ----------($8,300.00)---------- DOLLARS

Cash in hand paid by Ralph E. Poplin and wife, Marie B. Poplin, the receipt of which is hereby acknowledged,

Richland Development Company
a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has bargained and sold, and by these presents do transfer and convey unto the said Ralph E. Poplin and wife, Marie B. Poplin,

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 the easterly 50 feet of the westerly 200 feet of Block 32 on the Plan of Charlotte Park, Second Addition Extended, as of record in Book 421, page 10, Register's Office for said County.

SAID part of said block fronts 50 feet on the north side of Dakota Avenue, formerly Fourth Avenue and runs back between parallel lines, (parallel to and 150 feet east of the easterly margin of Fortieth Avenue, North) 150 feet to an alley.

Being the same property conveyed to Richland Development Company, by deed from B. & D. Development Company, of record in Book 2861, page 193, 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 Ralph E. Poplin and wife, Marie B. Poplin their heirs and assigns, forever.

And it does covenant with the said Ralph E. Poplin and wife, Marie B. Poplin 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 Richland Development Company do further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Ralph E. Poplin and wife, Marie B. Poplin their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF RICHLAND DEVELOPMENT COMPANY, A Corporation aforesaid has caused this instrument to be executed by its duly authorized officers this 8th day of June, 1959.

RICHLAND DEVELOPMENT COMPANY

ATTEST:

Evelyn Strasser
Evelyn Strasser, Secretary

By W. L. Bainbridge Jr.
W. L. Bainbridge, Jr., President

(Corporation Acting Without Seal)

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