K 2910

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of EIGHT THOUSAND ONE HUNDRED AND NO/100 ---------- ($8,100.00) ---------- DOLLARS Cash in hand paid by Thomas R. Smithson and wife, Addie Nell Smithson, the receipt of which is hereby acknowledged,

RADNOR LUMBER COMPANY, a Tennessee corporation, with its principal office and place of business at Nashville, Tennessee,

has ~~have~~ bargained and sold, and by these presents do/~~does~~ transfer and convey unto the said THOMAS R. SMITHSON AND WIFE, ADDIE NELL SMITHSON

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. 22 on the Map of Rains Heights Subdivision, as of record in Book 2663, page 85, Register's Office for said County.

Said Lot No. 22 fronts 55 feet on the southerly margin of Mallory Street and extends back between lines 124.4 feet on the easterly margin and 122.2 feet on the westerly line to a dead line in the rear, measuring 58.8 feet thereon.

Being a part of the property conveyed to Radnor Lumber Company by deed from Margaret Hamilton Reamer, individually and as Trustee for Mary Hamilton Haile and William Hagan, Commissioner, as of record in Book 2742, page 545, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set-back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Thomas R. Smithson and wife, Addie Nell Smithson their heirs and assigns, forever.

And it does ~~do~~ covenant with the said Thomas R. Smithson and wife, Addie Nell Smithson 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, except for 1959 taxes, which have been prorated and are hereby assumed by the purchasers.

And Radnor Lumber Company ~~its~~ 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 Thomas R. Smithson and wife, Addie Nell Smithson their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF: Radnor Lumber Company, a corporation aforesaid, has caused this ~~instrument~~ to be executed by its duly authorized officer this 11th day of June, 1959.

RADNOR LUMBER COMPANY

By Sam F. Coleman
Sam F. Coleman, President

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