K 2924

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of ----------$12,200.00----------
---------- TWELVE THOUSAND TWO HUNDRED AND NO/100 -------- DOLLARS
Cash in hand paid by Miguel Mayers and wife, Ruby P. Mayers, the receipt of which is hereby acknowledged,

HERMITAGE HOMES, INC., 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 MIGUEL MAYERS AND WIFE, RUBY P. MAYERS

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. 43 on the Map of Goodrich Heights Subdivision, as of record in book 2063, page 60, Register's Office for Davidson County, Tennessee.

Said Lot No. 43 begins at a point in the southwesterly margin of Raywood Lane, the common front corner of lots Nos. 42 and 43; thence southwesterly 150 feet to a point, the common rear corner of Lots Nos. 43 and 44; thence northwest 150.2 feet to a point in the southeast margin of Rich Court, the common front corner of Lots Nos. 43 and 44; thence along said Court northeast 24.89 feet to a point marked by a concrete monument; thence continuing northeast along said Court 121.55 feet to a point, the beginning of a curve; thence 37.54 feet around said curve, having a radius of 25 feet, to a point in the southwesterly margin of Raywood Lane; thence southeasterly along said margin 96.25 feet to the point of beginning.

Being a part of the property conveyed to Hermitage Homes, Inc., by deeds from Mike Nichols and wife, Mildred P. Nichols, as of record in book 2748, page 217, and N.T. Ledbetter and wife, Ferollee McPherson Ledbetter, as of record in book 2747, page 493, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, setback lines and easements 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 MIGUEL MAYERS AND WIFE, RUBY P. MAYERS

THEIR heirs and assigns, forever.

And IT DOES covenant with the said MIGUEL MAYERS AND WIFE, RUBY P. MAYERS 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 HERMITAGE HOMES, INC., does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said MIGUEL MAYERS AND WIFE, RUBY P. MAYERS

THEIR heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF: Hermitage Homes, Inc., a Corporation aforesaid has caused this instrument to be executed by its duly authorized officer this 6th day of June 1959.

HERMITAGE HOMES, INC.

BY: Robert T. Coleman
ROBERT T. COLEMAN, VICE PRESIDENT

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