BK 2959

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of NINE THOUSAND FOUR HUNDRED AND NO/100-------
-----------------------------($9,400.00)------------------------------- DOLLARS

Cash in hand paid by Edward Campbell and wife, Flora Campbell, 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 ~~have~~ bargained and sold, and by these presents do^es^ transfer and convey unto the said Edward Campbell, and wife, Flora Campbell

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. 34 on the Plan of Cumberland Gardens, as of record in book 2900, pages 3 and 4, Register's Office for said County.

Said lot No. 34 fronts 55.14 feet on the southerly side of AspenDrive and extends back 167 feet on the easterly line and 170.3 feet on the westerly line to a dead line, measuring 78.5 feet thereon.

Being part of the real property conveyed to Richland Development Company by deed from W. L. Bainbridge, Jr. and wife, dated June 15, 1959, filed June 16, 1959, and recorded in book 2910, page 629, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines which 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 Edward Campbell and wife, Flora Campbell their heirs and assigns, forever.

And it does ~~do~~ covenant with the said Edward Campbell and wife, Flora Campbell 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^es^ further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Edward Campbell and wife, Flora Campbell their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF RICHLAND DEVELOPMENT COMPANY, A Corporation aforesaid, ~~Witness xxxxxxxxxxxx hand xxxxxxx this xxxxxxxxxxxxxxxxxxxx day of xxxxxxxxxxxxxxxxxxxxxxx 19xxxx~~ has caused this instrument to be executed by its duly authorized officers this 25th day of June, 1959.

~~ATTEST:~~

Evelyn Strasser
Evelyn Strasser, Secretary

RICHLAND DEVELOPMENT COMPANY
BY: W. L. Bainbridge Jr
W. L. Bainbridge, Jr., President

(Corporation Acting Without Seal)

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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