K 2961

G-69396
$17,400.00 52373

WARRANTY DEED

FROM
CASTLEMAN CONSTRUCTION CO.

TO
FLOYD L. LEMLEY AND WIFE,
FRANCES N. LEMLEY

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record this 23 day of Sept A.D. 19 59
at 11:27 o'clock A.M.
Noted in Book 94 Page 127
Recorded in Book Page
Recording Fee $2.25
County Register
By Dept. Reg.

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

DOBSON & JOHNSON, INC.

For and in Consideration of the sum of $10.00
---------- TEN AND NO/100 ---------- DOLLARS

Cash paid by Floyd L. Lemley and Wife, Frances N. Lemley, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Castleman Construction Company, a Tennessee Corporation, has

~~XXX~~ bargained and sold, and by these presents do transfer and convey unto the said Floyd L. Lemley and Wife, Frances N. Lemley their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 15th Civil District of Davidson County, Tennessee, being Lot No. 214 on the Plan of Fortland Park, Section 1, as of record in Book 2663, Page 61, said Register's Office.

Said Lot No. 214 fronts 80 feet on the southeasterly side of Barclay Drive and runs back between lines 198.2 feet on the northeasterly side and 182.8 feet on the southwesterly side to a dead line in the rear, on which it measures 99.3 feet.

Being part of the same property conveyed to Castleman Construction Company by deed from Metropolitan Land Corporation, of record in Book 2797, Page 515, Register's Office for Davidson County, Tennessee.

Metropolitan Land Corporation joins in this deed for the purpose of consenting to the same and of releasing and waiving any and all right of repurchase of said lot reserved to it in restrictions of record in Book 2753, Page 612, Register's Office for Davidson County, Tennessee. But such waiver and release shall apply only to the transfer of said lot to Floyd L. Lemley and Wife, Frances N. Lemley, and any further sale or transfer of said lot by said parties shall be subject to said repurchase provisions.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Floyd L. Lemley and Wife, Frances N. Lemley their heirs and assigns, forever.

And it do covenant with the said Floyd L. Lemley and Wife, Frances N. Lemley 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 1959 taxes which have been prorated and purchaser will pay when due.

And Castleman Construction Company does ~~XX~~ further covenant and bind itself, its successors ~~XXX~~ and representatives, to warrant and forever defend the title to the said land to the said Floyd L. Lemley and Wife, Frances N. Lemley, their heirs and assigns against the lawful claims of all persons whomsoever.

G 367