K 2991

WARRANTY DEED G-71003

For and in consideration of the sum of TEN AND NO/100 **** DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

RICHMOND CONSTRUCTION COMPANY, INC.,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES M. THOMPSON and wife, WILLIE MAE THOMPSON,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the Eighth Civil District of Davidson County, Tennessee, being Lot No. 263 on the Plan of Charlotte Park, Section IV, as of record in Book 2663, page 71, Register's Office for said County.

Said Lot No. 263 fronts 73 feet on the southeasterly margin of Foundary Drive and extends back 143.7 feet on the northeasterly line and 142.4 feet on the southwesterly line to a dead line in the rear measuring 73 feet.

Being part of the property conveyed to Richmond Construction Company, Inc., by deed from Consolidated Developments, Inc., of record in Book 2860, page 556, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 2803, page 210, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 23rd day of October, 1959.

RICHMOND CONSTRUCTION COMPANY, INC.

Attest: _____ Sec'y-Treas.

By: _____ President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____, the bargainor(s), 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 _____, Tennessee, this, the _____ day of _____, 196__.

My commission expires: _____ Notary Public

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