BK 2998

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of EIGHT THOUSAND THREE HUNDRED AND NO/100---
----------($8,300.00)---------- DOLLARS
Cash in hand paid by Woodrow W. Bass and wife, Ethelene Bell Bass, the receipt of which is hereby acknowledged,

OZARK DEVELOPMENT COMPANY
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 Woodrow W. Bass and wife, Ethelene Bell Bass,

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. 83 on the Revised Plan of Shelby Heights, Section 1, as of record in Book 2330, Page 171, Register's Office for said County.

Said Lot No. 83 fronts 53 feet on the southeasterly side of South 13th Court and runs back 112.9 feet on the easterly line and 108.8 feet on the westerly line to an alley, measuring 53.2 feet thereon.

Being part of the real property conveyed to Ozark Development Company by deed from W. L. Bainbridge, Jr. and wife, dated September 18, 1959, filed September 23, 1959, and recorded in Book 2961, page 355, 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 Woodrow W. Bass and wife, Ethelene Bell Bass, their heirs and assigns, forever.

And it does its covenant with the said Woodrow W. Bass and wife, Ethelene Bell Bass, 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 Ozark Development Company does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Woodrow W. Bass and wife, Ethelene Bell Bass, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, OZARK DEVELOPMENT COMPANY, A Corporation aforesaid has caused this instrument to be executed by its duly authorized officers this 30th day of Dec. 1959.

ATTEST:

Evelyn Strasser
Evelyn Strasser, Secretary
(Corporation Acting Without Seal)

OZARK DEVELOPMENT COMPANY
by W. L. Bainbridge, Jr.
W. L. Bainbridge, Jr., President

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

PG 549