BK 3026

APPROVED AS TO LEGALITY ON
THIS 26 DAY OF Jan 1960
BY Gilbert J. Hanson

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of $10.00
---TEN AND NO/100--- DOLLARS
Cash paid by Donelson Shopping Center Corporation, the receipt of which is hereby acknowledged, and other good and valuable considerations including the assumption by the said Donelson Shopping Center Corporation of $8,162.78, being the unpaid principal balance of mortgage executed by Willard F. Rand and Wife, Dorothy E. Rand, to Herschel Greer, Trustee, of record in Book 2460, Page 257, Register's Office for Davidson County, Tennessee, to secure to Guaranty Mortgage Company, the payment of one note dated Sept. 27, 1955, in the original principal amount of $9,050.00, payable in monthly installments of $50.32 each, including principal and interest at the rate of 4½% per annum, beginning Nov. 1, 1955, balance Oct. 1, 1980.

I, Dorothy E. Rand

have bargained and sold, and by these presents do transfer and convey unto the said Donelson Shopping Center Corporation, Its Successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

BEING the northerly part of Lot No. 32 on the Revised Plan of Cliffdale Subdivision, as of record in Book 974, Page 49, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 32 begins at a point in the easterly margin of Cliffdale Road, as re-located, the common front corner of Lots Nos. 31 and 32; thence easterly 250 feet, more or less, to a point, the common rear corner of Lots Nos. 31 and 32; thence southerly 81 feet to a point 29 feet north of the common rear corner of Lots Nos. 32 and 33; thence westerly 148 feet to a point in the easterly margin of Cliffdale Road; as re-located; thence along a curve on the easterly margin of said Road 146 feet, more or less, to the point of beginning.

BEING the same property conveyed to Willard F. Rand and Wife, Dorothy E. Rand by deed from B. N. Oakley and Wife, Nola Jane Oakley, of record in Book 2451, Page 629, Register's Office for Davidson County, Tennessee. The said Willard F. Rand having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Donelson Shopping Center Corporation Its Successors and assigns, forever.

And I do covenant with the said Donelson Shopping Center Corporation that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Dorothy E. Rand do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Donelson Shopping Center Corporation Its Successors, and assigns against the lawful claims of all persons, whomsoever.

Witness My hand this 26th day of January, 1960

Dorothy E. Rand

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