BK 3032

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of EIGHT THOUSAND FIVE HUNDRED AND NO/100-----
----------($8,500.00)----------DOLLARS

Cash in hand paid by Douglas E. Snyder and wife, Nancy Ann E. Snyder, the receipt of which is hereby acknowledged,

OAKMONT 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 Douglas E. Snyder and wife, Nancy Ann E. Snyder, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being the west one-half of Lot No. 37 on the Plan of W. H. Hyronemous Addition, as of record in Book 161, page 174, Register's Office for said County.

Said part of Lot No. 37 fronts 50 feet on the south side of Sharpe Avenue and runs back between parallel lines 168 feet to an alley.

Being part of the same property conveyed to Oakmont Development Company, by deed from W. L. Bainbridge, Jr. and wife, Julia W. Bainbridge, of record in Book 2965, Page 441, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set-back lines which are applicable to the above described property, and a 10 Foot sewer easement across the rear portion of the property herein described.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Douglas E. Snyder and wife, Nancy Ann E. Snyder, their heirs and assigns, forever.

And it does covenant with the said Douglas E. Snyder and wife, Nancy Ann E. Snyder, 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 Oakmont 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 Douglas E. Snyder and wife, Nancy Ann E. Snyder, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, OAKMONT DEVELOPMENT COMPANY, A Corporation aforesaid has caused this instrument to be executed by its duly authorized officers this 14th day of March, 1960.

OAKMONT DEVELOPMENT COMPANY

ATTEST: Evelyn Strasser
Evelyn Strasser, Secretary

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

PG 365