K 3070

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of NINE THOUSAND FOUR HUNDRED AND NO/100----
----------($9,400.00)----------DOLLARS
Cash in hand paid by Joseph H. Abernathy and wife, Sadie Mae Abernathy, 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 Joseph H. Abernathy and wife, Sadie Mae Abernathy,
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. 106 on the Map of Cumberland Gardens, Section II, as of record in Book 2854, Page 92, Register's Office for Davidson County, Tennessee.

Said Lot No. 106 fronts 54 feet on the south side of Jenkins Street and runs back between parallel lines 149.95 feet to a dead line in the rear.

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 3068, Page 93, 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.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joseph H. Abernathy and wife, Sadie Mae Abernathy,
their heirs and assigns, forever.

And it does covenant with the said Joseph H. Abernathy and wife, Sadie Mae Abernathy,
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
do further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Joseph H. Abernathy and wife, Sadie Mae Abernathy,
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 4th day of May, 1960.

ATTEST: OAKMONT DEVELOPMENT COMPANY

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

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