K 3102

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Nineteen Thousand Twelve and No/100 ----------($19,012.00)---------- DOLLARS

Cash in hand paid by Phillip Henry Reihn and wife Ruth Esther Rhein, the receipt of which is hereby acknowledged,

SHERIDAN CONSTRUCTION COMPANY, INC.,

A Tennessee Corporation with its principal office and place of business at Nashville Tennessee has ~~bargained~~ bargained and sold, and by these presents do transfer and convey unto the said Phillip Henry Rhein and wife, Ruth Esther Rhein

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 156 on the Map of Caldwell Country Estates, Sec. II, as of record in Book 2663, page 128, Register's Office for said County.

Beginning at a point on the easterly side of Darlington Court, the corner of Lots Nos. 157 and 156; thence northerly along the easterly side of said street, 108.42 feet to a point, the beginning of a curve; thence around said curve to the right having a radius of 25 feet, 36.35 feet to a point on the southerly side of Darlington Drive; thence easterly along the margin of said Drive 103.03 feet to a point, the corner of Lots 156 and 155; thence southerly along the line between Lots 156 and 155, 169.4 feet to a point; thence westerly along the line between Lots 156 and 157, 183 feet to the point of beginning.

Being the same property conveyed to Sheridan Construction Company, Inc., by deed from Greer Development Corporation, a Tennessee Corporation, of record in Book 3035, page 161, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that 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 Phillip Henry Rhein and wife Ruth Esther Rhein their heirs and assigns, forever.

And it does ~~XX~~ covenant with the said Phillip Henry Rhein and wife, Ruth Esther Rhein 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, except 1960 taxes which have been prorated and are hereby assumed by the purchasers.

And Sheridan Construction Company, Inc., do further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Phillip Henry Rhein and wife Ruth Esther Rhein their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF SHERIDAN CONSTRUCTION COMPANY, INC., A Corporation aforesaid has caused this instrument to be executed by its duly authorized officer on this 27th day of July, 1960.

SHERIDAN CONSTRUCTION COMPANY, INC.,

By: Gerald E. Sheridan, President

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