K 3127

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - - - - - $10.00 - TEN AND NO/100 - - - - - - - - - - - - - - - DOLLARS Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

Gaines and Gaines Construction Company, Inc., a corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Davidson County, Tennessee, has

~~bargained~~ bargained and sold, and by these presents do transfer and convey unto the said Lester E. Ragland and wife, Jennie Sue Ragland, 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. 119 on the Plan of Treppard Heights, Section 7, of record in Book 2900, page 13, Register's Office for Davidson County, Tennessee.

Said Lot No. 119 fronts 150 feet on the northwesterly side of Hummingbird Drive and extends back 330 feet on the northeasterly line and 325 feet on the southwesterly line to a dead line measuring 106 feet thereon.

Being part of the property conveyed to Gaines and Gaines Construction Company, Inc. by deed from J. R. Gearsey, Trustee, of record in Book 2992, page 37, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lester E. Ragland and wife, Jennie Sue Ragland, their heirs and assigns, forever.

And Gaines and Gaines Construction Company, Inc. /does ~~do~~ covenant with the said Lester E. Ragland and wife, Jennie Sue Ragland 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 Gaines and Gaines Construction Company, Inc., does ~~do~~ further covenant and bind itself, its / ~~his~~ successors and representatives, to warrant and forever defend the title to the said land to the said Lester E. Ragland and wife, Jennie Sue Ragland their heirs and assigns against the lawful claims of all persons, whomsoever.

In witness whereof, the said Gaines and Gaines Construction Co., Inc., has caused its ~~corporate name to be hereunto subscribed~~ by its duly authorized officers at Nashville, Tennessee, this 24th day of August, 1960.

ATTEST: SECRETARY

GAINES & GAINES CONSTRUCTION CO., INC.

BY: 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

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