K 3136

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and No/100 ($10.00) **DOLLARS** cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Gaines and Gregory Construction Co., Inc., a Tennessee corporation with its office and principle place of business in Madison, Tennessee

has ~~have~~ **bargained and sold, and by these presents do transfer and convey unto the said** William G. Lodds and wife, Virginia A. Lodds,

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. 23 on the Plan of Burchwood Gardens, Section II, of record in Book 2900, page 64, as amended by instrument of record in Book 3102, page 419, Register's Office for said County.

Said Lot No. 23 fronts 71 feet on the southerly side of Valley Park Drive and extends back 136.59 feet on the easterly line and 139.6 feet on the westerly line to a dead line measuring 88 feet thereon.

Being part of the property conveyed to Gaines and Gregory Construction Company, Inc., by deed from Suburban Properties, Inc., of record in Book 3033, page 422, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William G. Lodds and wife, Virginia A. Lodds, their **heirs and assigns, forever.**

And grantor ~~do~~ **covenant with the said** William G. Lodds and wife, Virginia A. Lodds **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 the said grantor ~~do~~ **does further covenant and bind** itself, its successors ~~heirs~~ **and representatives, to warrant and forever defend the title to the said land to the said** William G. Lodds and wife, Virginia A. Lodds, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

In Witness Whereof, Gaines and Gregory Construction Co., Inc., has caused this deed to be executed by its duly authorized officer this 12th day of October, 1960.

GAINES AND GREGORY CONSTRUCTION CO., INC

~~Attest:~~

~~Secretary~~

By Victor E. Gaines

President

G 621