BK 3164

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THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - - - - $15,100.00 - FIFTEEN THOUSAND ONE HUNDRED AND NO/100 - - - - - DOLLARS Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledged,

Gaines and Gregory 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

~~have~~ bargained and sold, and by these presents do transfer and convey unto the said James W. Allen and wife, Margaret M. Allen, their

~~heir~~ 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. 33 on the Plan of Burchwood Gardens, Sec. 2, of record in Book 2900, page 66, Register's Office for Davidson County, Tennessee.

Said Lot No. 33 fronts 72 feet on the southerly side of Valley Park Drive and extends back 151.17 feet on the easterly line and 158.79 feet on the westerly line to a dead line measuring 104.5 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 James W. Allen and wife, Margaret M. Allen, their heirs and assigns, forever.

And Gaines and Gregory Construction Company, Inc. /does ~~his~~ covenant with the said James W. Allen and wife, Margaret M. Allen 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 Gregory Construction Company, Inc., does ~~his~~ further covenant and bind itself, its/ successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said James W. Allen and wife, Margaret M. Allen, their heirs and assigns against the lawful claims of all persons, whomsoever.

In witness whereof, the said Gaines and Gregory Construction Company, Inc. has caused its corporate name to be hereunto subscribed by its duly authorized officer at Nashville, Tennessee, this 19th day of December, 1960.

GAINES & GREGORY CONSTRUCTION CO., INC.

BY: Walter C. Gaines
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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