K 3165

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

----------TEN AND NO/100----------DOLLARS

Cash in hand paid by William H. Owen and wife, Elvira H. Owen, and other good and valuable consideration, receipt of which is hereby acknowledged;

RANDALL PHILLIPS BUILDERS, INC.

has ~~xxxxx~~ bargained and sold, and by these presents does transfer and convey unto the said William H. Owen and wife, Elvira H. Owen

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. 92 on the Plan of Haywood Acres, Section III, as of record in Book 2900, page 81, Register's Office for said County.

Said Lot No. 92 fronts 120 feet on the east side of Willard Drive, and runs back 327.5 feet on the north line and 315 feet on the south line, to a dead line in the rear on which it measures 135.1 feet.

Being part of the property conveyed to Randall Phillips Builders, Inc., by deed from Shufeld Company, as of record in Book 3134, page 22, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3035, page 505; and to the easements and limitations shown on the Map of record in Book 2900, page 81, RODC.

Exhibit

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 H. Owen and wife, Elvira H. Owen

their heirs and assigns, forever.

And Randall Phillips Builders, Inc., does ~~xx~~ covenant with the said William H. Owen and wife, Elvira H. Owen

that it is lawfully seized and possessed of said land in fee simple; ~~xxxx~~ a good right to convey it, and the same is unencumbered.

And Randall Phillips Builders, Inc., does

successors and assigns

~~xx~~ further covenant and bind itself, its ~~x~~ heirs and representatives, to warrant and forever defend the title to the said land to the said William H. Owen and wife, Elvira H. Owen

their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS ~~WHEREOF~~: Randall Phillips Builders, Inc., has hereby caused this instrument ~~Witness~~ ~~hands~~ this ~~xx~~ day of ~~xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx~~, 19~~xx~~,

to be executed by its duly authorized officer this 23rd day of December, 1960.

RANDALL PHILLIPS BUILDERS, INC.

BY: Randall Phillips
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 _____, Tennessee, this _____ day of _____, 19____.

Commission expires _____

_____
Notary Public

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