BK 3179

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 J. B. Mahan, Jr., and wife, Eunice W. Mahan, and other good and valuable consideration, receipt of which is hereby acknowledged;

HILLVIEW CO.

has ~~have~~ bargained and sold, and by these presents ~~do~~ does transfer and convey unto the said J. B. Mahan, Jr., and wife, Eunice W. Mahan

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. 155 on the Plan of Southwood, as of record in Book 2663, pages 125 and 126, Register's Office for said County.

Said Lot No. 155 fronts 135 feet on the south side of Ash Grove Drive, and extends back 302.8 feet on the east line and 306.89 feet on the west line, to a dead line in the rear, on which it measures 135 feet thereon.

Being part of the property conveyed to Hillview Co., a Tennessee Corporation, by deed from J. H. McPherson and wife, as of record in Book 2858, page 626, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 2904, page 51; and to the easements and limitations shown on the Map of record in Book 2663, pages 125 and 126, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. B. Mahan, Jr., and wife, Eunice W. Mahan

their heirs and assigns, forever.

And Hillview Co., does ~~do~~ covenant with the said J. B. Mahan, Jr., and wife, Eunice W. Mahan

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

And Hillview Co., does

~~do~~ further covenant and bind itself, its successors and assigns ~~heirs executors administrators~~ to warrant and forever defend the title to the said land to the said J. B. Mahan, Jr., and wife, Eunice W. Mahan

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

IN WITNESS WHEREOF: Hillview Co. has hereby caused this instrument to be executed by ~~Witness hand this day of~~ its duly authorized officers this 23rd day of January, 1961.

HILLVIEW CO.

Attest: Evelyn Barton Secretary

BY: W. J. Nelson 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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