K 3180

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

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 which is hereby acknowledged.

Castleman Construction Company, a Tennessee Corporation has bargained and sold, and by these presents do transfer and convey unto the said Maurice Herbert Pardue and wife, Ethel K. Pardue 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. 5 on the Plan of Castle Grove, Section 1, as of record in Book 2900, page 60, Register's Office for said County, described as follows:

Beginning on the easterly margin of Graycroft Avenue at the corner of Lots Nos. 5 and 6; thence with the line between said two lots, easterly 208.3 feet; thence South 3° 03' West 202.5 feet to the northerly margin of Graycroft Court; thence with the same, westerly 169.77 feet to the beginning of a curve; thence around said curve having a radius of 25 feet, northwardly 39.27 feet to the easterly margin of Graycroft Avenue; thence with the same, northerly 175 feet to the beginning.

Being the same property conveyed to Castleman Construction Company, by deed from Lucy Hart McRae, of record in Book 2927, page 457, Register's Office for Davidson County, Tennessee, and by deed from Virginia H. Ellis et al, of record in Book 2927, page 445, 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 Maurice Herbert Pardue and wife, Ethel K. Pardue their heirs and assigns, forever.

And it do covenant with the said Maurice Herbert Pardue and wife, Ethel K. Pardue 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 Castleman Construction Company do further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Maurice Herbert Pardue and wife, Ethel K. Pardue, their heirs and assigns against the lawful claims of all persons, whomsoever.

In Witness whereof Castleman Construction Company, a Tennessee Corporation, has caused this instrument to be executed by it's duly authorized officers this the 16 day of January, 1961.

CASTLEMAN CONSTRUCTION COMPANY

ATTEST:

James A. Castleman
James A. Castleman, Secretary

By: Robert A. Castleman Sr.
Robert A. Castleman Sr. 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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