K 3180

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 Clifford D. Thompson and wife, Maureen G. Thompson, and other good and valuable consideration, receipt of which is hereby acknowledged;

S & G REALTY COMPANY

has ~~have~~ does bargained and sold, and by these presents ~~do~~ transfer and convey unto the said Clifford D. Thompson and wife, Maureen G. Thompson 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. 10 on the Plan of Brownlee Subdivision, as of record in Book 2663, page 88, said Register's Office.

Said Lot No. 10 fronts 47.9 feet on the northeasterly side of Morrow Road and runs back between parallel lines 150 feet to an alley.

Being part of the property conveyed to S & G Realty Company, by deed from Math, Inc., as of record in Book 3099, page 15, said Register's Office.

This conveyance is made subject to the easements and limitations shown on the Map of record in Book 2663, page 88, 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 Clifford D. Thompson and wife, Maureen G. Thompson their heirs and assigns, forever.

And S & G Realty Company, does / ~~do~~ covenant with the said Clifford D. Thompson and wife, Maureen G. Thompson that it is ~~has~~ lawfully seized and possessed of said land in fee simple; ~~has~~ a good right to convey it. and the same is unencumbered.

And S & G Realty Company does ~~do~~ further covenant and bind itself, its / successors and assigns ~~heirs and representatives~~, to warrant and forever defend the title to the said land to the said Clifford D. Thompson and wife, Maureen G. Thompson their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF: S & G Realty Company has hereby caused this instrument to be executed by its duly authorized officer this 3rd day of February, 1961.

~~Witness my hand this day of 19~~.

S & G REALTY COMPANY

BY: Sidney Auerbach
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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