BK 3182

meh 12/19/60

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid to grantor by Grantees, and other good and sufficient consideration, the receipt of all of which is hereby acknowledged,

HILLSBORO PARK, INC., a corporation chartered under the laws of the State of Tennessee, with its principal office in Davidson County, has bargained and sold and by these presents does transfer and convey unto

WALTER BATEY AND WIFE, LOIS D. BATEY

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot Not. 457 on the Plan of Hillsboro Park, Section VI, as of record in Book 2663, Page 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 457 fronts 205 feet on the south side of Sherwood Drive, and runs back 981.5 feet on the east line and 1017 feet on the west line, to a dead line in the rear on which it measures 200 feet.

Being part of the property conveyed to Hillsboro Park, Inc., by deed from J. O. Bass, Trustee, of record in Book 2855, page 465, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Restrictive Covenants of record in Book 2435, page 237, as amended in Book 2603 Page 440, and made applicable to this Section by instrument of record in Book 2855, page 475, 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 Grantees, their heirs and assigns forever.

And Hillsboro Park, Inc. does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except taxes for the current year which have been pro-rated and assumed by Grantees.

And Hillsboro Park, Inc., does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Hillsboro Park, Inc., has caused this deed to be executed by its duly authorized officers, this 19th day of December, 1960.

HILLSBORO PARK, INC.

By _____
President

ATTEST:

_____
Treasurer



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