K 3182

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of $595.00

Five Hundred Ninety Five and No/100 - - - - - - - - - - - - - - - - **DOLLARS**

cash in hand paid by Raymond S. Ray and wife, Anita Ray, the receipt of which is hereby acknowledged,

Homeland, Incorporated, a Corporation organized and existing under the laws of the State of Tennessee, has

~~bargained~~ **bargained and sold, and by these presents do transfer and convey unto the said** Raymond S. Ray andwife, Anita Ray, tneir

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. 2, Block "GG" on the Revised Map of Fairview Subdivision, as of record in Book 1130, page 54, Register's Office for said County.

Sait Lot No. 2 fronts 50 feet on the southerly side of Fairview Drive and runs back between parallel lines 150 feet to a deadline in the rear on which it measures 50 feet.
Being part of the real property conveyed to Homeland, Inc., by deed from W. Raymond Denney, Trustee, dated December 15, 1944, filed January 2, 1945, and recorded in Book 1255, page 453, said Register's Office.

This property is sold and conveyed subject to the following restrictions:

No dwelling house shall be constructed on lots fronting on Highway 112, herein at a cost of less than $3,000.00; on all other lots the cost shall not be less than $2,000.00

No dwelling house shall be erected on lots fronting on Highway 112, herein within 70 feet of the westerly margin or line of State Highway No. 112. On all other lots, no dwelling shall erected within fifty feet of the front lot line.

The foregoing stipulations, covenants and conditions are and shall be binding and obligatory upon and shall be oberved by the said grantees, their heirs, devisees or assigns until the first day of January, 1965. And it is expressly agreed that all and every of said stipulations, covenants, and conditions attach to and run with the land and shall be binding and obligatory upon all and every person who now or thereafter own, possess, occupy and use said premises or any part thereof or any building or structure thereon under any tenure whatsoever.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Raymond S. Ray and wife, Anita Ray **their heirs and assigns, forever.**

And Homeland, Inc., does **~~I~~ also covenant with the said** Raymond S. Ray and wife, Anita Ray **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. except** 1959 & 1960 **taxes which are hereby assumed by purchasers.**

And Homeland, Inc., does **~~do~~ further covenant and bind** itself, its successors **~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said** Raymond S. Ray and wife, Anita Ray **their heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand** this 20 **day of** June , 19 60

Attest:

W. P. Yarbrough

W. P. Yarbrough, Secretary-Treasurer

HOMELAND, INC.

By: Tommy Summers

Tommy Summers, Vice President

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