K 3218

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - $13,500.00 - - - - - - - - - - - -

- - - - - - - - - THIRTEEN THOUSAND FIVE HUNDRED AND NO/100 - - - - - - - DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged ,

Gaines and Gaines Construction Company, Inc., a corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Davidson County, Tennessee, has

~~bargained~~ bargained and sold, and by these presents do transfer and convey unto the said Thomas Richard Douglas and wife, Mary G. Douglas, their ~~heirs~~ 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. 312 on the Plan of Caldwell Hall, Section 2, of record in Book 2900, page 96, Register's Office for said County.

Said Lot No. 312 fronts 100 feet on the westerly side of Rinkley Drive and extends back 114.4 feet on the northerly line and 119.5 feet on the southerly line to a broken line in the rear on which it measures 176.8 feet.

Being part of the same property conveyed to Gaines and Gaines Construction Company, Inc., by deed from Ferriss C. Bailey, Trustee, of record in Book 3131, page 539, 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 Thomas Richard Douglas and wife, Mary G. Douglas, their heirs and assigns, forever.

And Gaines and Gaines Construction Company, Inc. /does ~~its~~ covenant with the said Thomas Richard Douglas and wife, Mary G. Douglas 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 Gaines and Gaines Construction Company, Inc., does ~~its~~ successors for further covenant and bind itself, its / ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Thomas Richard Douglas and wife, Mary G. Douglas, their heirs and assigns against the lawful claims of all persons, whomsoever.

In witness whereof, the said Gaines and Gaines Construction Company, Inc., has caused ~~its~~ its corporate name to be hereunto subscribed by its duly authorized officers at Nashville, Tennessee, this 6th day of April, 1961.

GAINES & GAINES CONSTRUCTION CO., INC.

ATTEST: Secretary

BY: 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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