BK 3223

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 Harvey William Rochell and wife, Kathleen S. Rochell, and other good and valuable consideration, receipt of which is hereby acknowledged,

THE KENNEDY CORP.

~~has~~ **have bargained and sold, and by these presents do~~es~~ transfer and convey unto the said** Harvey William Rochell and wife, Kathleen S. Rochell

~~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. 300 on the Plan of Section II, Caldwell Hall, as of record in Book 2900 page 96, Register's Office for said County.

Said Lot No. 300 fronts 75.64 feet on the southerly side of Gaywood Drive, and runs back 161.2 feet on the easterly line and 163 feet on the westerly line, to a dead line in the rear, on which it measures 113 feet.

Being part of the property conveyed to The Kennedy Corp., by deed from Andrew Ewing, Trustee, as of record in Book 3177, page 531, said Register's Office.

This conveyance is made subject to the restrictions recorded prior to Feb. 15, 1960, in Book 1783, page 108, and recorded June 28, 1960, in Book 3097, page 407 said Register's Office; and to the easements and limitations shown on the Plan of record in Book 2900, page 96, 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 Harvey William Rochell and wife, Kathleen S. Rochell ~~their~~ **heirs and assigns, forever.**

And The Kennedy Corp. does ~~do~~ **covenant with the said** Harvey William Rochell and wife, Kathleen S. Rochell **that** it ~~is~~ ~~has~~ **lawfully seized and possessed of said land in fee simple; ~~have~~ good right to convey it. and the same is unencumbered.**, except taxes for 1961 which are prorated and assumed by the grantees herein.

And The Kennedy Corp. does ~~do~~ **further covenant and bind** itself, its ~~heirs and representatives~~ successors and assigns, **to warrant and forever defend the title to the said land to the said** Harvey William Rochell and wife, Kathleen S. Rochell, their ~~heirs~~ **heirs and assigns against the lawful claims of all persons, whomsoever.**

IN WITNESS WHEREOF: The Kennedy Corp. has hereby caused this instrument to be ~~Witness my hand this day of~~, 19--- executed by its duly authorized officer this 9th day of May, 1961.

THE KENNEDY CORP.

BY Carl Dale
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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