K 3253

WARRANTY DEED

FROM Castleman Construction Company

TO Maxie Ray Mabrey and wife, Peggy A. Mabrey

59872

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Filed for record 27th day
A.D. 1961 at 3:18 o'clock P.M.
in Book 1745 Page 335
Wm. [illegible] Register

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S.W. Cor. Third & Union
NASHVILLE, TENNESSEE

APPROVED AS TO LEGALITY ON
THIS 21 DAY OF July 61
BY [signature]

WARRANTY DEED

For and in Consideration of the sum of 10.00
---------- TEN AND 00/100 ----------
DOLLARS

Cash paid by Maxie Ray Mabrey and wife, Peggy A. Mabrey and other good and valuable consideration, the receipt of which is hereby acknowledged.

Castleman Construction Company, a Tennessee Corporation has

~~XXXX~~ bargained and sold, and by these presents do transfer and convey unto the said Maxie Ray Mabrey and wife, Peggy A. Mabrey

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

Land in the 15th Civil District of Davidson County, Tennessee, being Lot No. 13 on the Plan of Portland Park Section 1, as of record in Book 2443, page 61, Register's Office for said County.

Said lot No. 13 fronts 79.8 feet on the westerly side of Riverside Drive and runs back between parallel lines 130 feet to a dead line in the rear on which it measures 79.8 feet.

Being part of the real property conveyed to Castleman Construction Company, a Tennessee Corporation, by deed from Metropolitan Land Corporation, dated June 27, 1958, filed July 23, 1958 and recorded in book 2797, page 497, said Register's Office.

Metropolitan Land Corporation joins in this deed for the purpose of consenting to the same and of releasing and waiving any and all right of repurchase of said lot reserved to it in restrictions of record in Book 2753, Page 612, Register's Office for Davidson County, Tennessee, but such waiver and release shall apply only to the transfer of said lot to Maxie Ray Mabrey and wife, Peggy A. Mabrey, and any further sale or transfer of said lot by said parties shall be subject to said re-purchase provisions.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Maxie Ray Mabrey and wife, Peggy A. Mabrey

their heirs and assigns, forever.

And it does ~~it~~ covenant with the said Maxie Ray Mabrey and wife, Peggy A. Mabrey 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 for 1961 taxes which have been pro-rated and purchaser will pay when due.

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