K 3310

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 Samuel I. Ferguson, Jr. and wife, Jewell D. Ferguson, and other good and valuable consideration, receipt of which is hereby acknowledged;

THE KENNEDY CORP.

Has have bargained and sold, and by these presents does transfer and convey unto the said Samuel I. Ferguson, Jr. and wife Jewell D. Ferguson

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

Being Lot 378 on the Plan of Section III, Caldwell Hall, of record in Book 2900, page 131, Register's Office for said County.

Said Lot fronts 80 feet on the south side of Lynn Drive and runs back 125 feet on the west line and 165.3 feet on the east line to a dead line which is a broken line on which it measures 96.3 feet.

Being part of the property conveyed to The Kennedy Corp., a Tennessee corporation, by deed from Andrew Ewing, Substitute Trustee, of record in Book 3217, page 273, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 1788, page 108, and in book 3164, page 222; and to the easements and limitations shown on the Map of record in Book 2900, page 131, Register's Office for said County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Samuel I. Ferguson, Jr. and wife, Jewell D. Ferguson

their heirs and assigns, forever.

And The Kennedy Corp., does / do covenant with the said Samuel I. Ferguson, Jr. and wife, Jewell D. Ferguson 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 taxes for 1961 which are prorated and assumed by the grantees herein.

And The Kennedy Corp., does

do further covenant and bind itself, its / successors and assigns heirs and representatives, to warrant and forever defend the title to the said land to the said Samuel I. Ferguson, Jr. and wife, Jewell D. Ferguson, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF: The Kennedy Corp., has hereby caused this instrument to be executed by its duly authorized officer this 8th day of November, 1961.

Witness hand this day of , 19 .

THE KENNEDY CORP.

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 , Tennessee, this day of , 19

Commission expires

Notary Public

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