BK 3313

TENNESSEE TITLE COMPANY

WARRANTY DEED — FORM 1002 — 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 William T. Johnson and wife, Frances B. Johnson, and other good and valuable consideration, receipt of which is hereby acknowledged;

B & B CO.

have bargained and sold, and by these presents do transfer and convey unto the said William T. Johnson and wife, Frances B. Johnson

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. 1 on the Plan of Section II, Battery Crest, as of record in Book 2900, page 132, Register's Office for said County.
Said Lot No. 1 fronts 82.5 feet on the south side of Harding Place, and runs back between lines 170.4 feet on the east line and 170.04 feet on the west line, to a dead line in the rear, which is a broken line, on which it measures 82.54 feet.
Being part of the property conveyed to B & B Co., a Tennessee Corporation, by deed from Creighton and Brindley Realty Company, as of record in Book 3166, page 141, said Register's Office.
This conveyance is made subject to the restrictions recorded in Book 1788, page 108, and in Book 3164, page 215; and to the easements and limitations shown on the Map of record in Book 2900, page 132, 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 William T. Johnson and wife, Frances B. Johnson their heirs and assigns, forever.

And B & B Co., does / ~~do~~ covenant with the said William T. Johnson and wife, Frances B. Johnson 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 B & B CO., does successors and assigns
~~do~~ further covenant and bind itself, its / ~~heirs and representatives~~, to warrant and forever defend the title to the said land to the said William T. Johnson and wife, Frances B. Johnson their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF: B & B CO., has hereby caused this instrument to be executed by ~~Witness hand this day of~~ ~~19~~
its duly authorized officer on this 30th day of November, 1961.

B & B CO.

BY: [signature]

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

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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

TENNESSEE TITLE COMPANY

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