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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 the grantees herein, and other good and valuable considerations, the receipt of which is hereby acknowledged,

GAINES & GAINES CONSTRUCTION COMPANY, INC.,

has / does bargained and sold, and by these presents ~~has~~ transfer and convey unto the said JAMES EDWARD HAWKINS AND WIFE, MARY FRANCES HAWKINS, 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. 177 on the Map of Parkwood Estates, Section I, as of record in Book 2900, pages 119 and 120, Register's Office for said County.
Said Lot No. 177 fronts 75 feet on the southeasterly side of Vailview Drive, and runs back 134.9 feet on the southwesterly line and 110.1 feet on the northeasterly line, to a dead line in the rear, which is a broken line on which it measures 128 feet, Being part of theproperty conveyed to Gaines & Gaines Construction Company, Inc., by deed from Lewis Gaines, Trustee, as of record in Book 3219, page 325, 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 JAMES EDWARD HAWKINS AND WIFE, MARY FRANCES HAWKINS, their heirs and assigns, forever.

And the grantor does, / ~~has~~ covenant with the said JAMES EDWARD HAWKINS AND WIFE, MARY FRANCES HAWKINS 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 the grantor herein, does successors further covenant and bind itself, its / ~~his~~ and representatives, to warrant and forever defend the title to the said land to the said grantees herein their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, GAINES & GAINES CONSTRUCTION COMPANY, INC., has caused this ~~Witness~~ ~~hand~~ ~~seal~~ ~~this~~ ~~day of~~ instrument to be executed by its duly authorized officers on this 22 day of December, 1961.

GAINES & GAINES CONSTRUCTION COMPANY, INC.

Attest: Joe Gaines, Secretary — By: Lewis Gaines, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, X, a Notary Public in and for said County and State, the within named X, 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 X day of , 19

Commission expires X — Notary Public

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PG 509