K 3347

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and No/100 ---------- ($10.00) ---------- DOLLARS

Cash in hand paid by Herman E. Jacobs and wife, Betty Y. Jacobs, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we,

A. D. Hewlett and wife, Frances H. Hewlett

_____ have bargained and sold, and by these presents do transfer and convey unto the said Herman E. Jacobs and wife, Betty Y. Jacobs

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

Land in Davidson County, Tennessee, being Lot No. 142 on the Plan of Section II, Caldwell Country Estates, of record in Book 2663, page 128, Register's Office for said County.

Said Lot No. 142 fronts 148 feet on the east side of Darlington Drive and extends back 261.5 feet on the north line and 99.3 feet on the south line, to a dead line, which is a broken line, measuring 243 feet thereon.

Being part of the property conveyed to A. D. Hewlett by deed from Greer Development Corporation, a Tennessee Corporation, of record in Book 3312, page 347, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 1788, page 108, in Book 2907, page 93, amendments of record in Book 2921, page 87, and in Book 2921, page 601, an easement for sewer over Lot 143 as set out by an instrument of record in Book 3311, page 233, and the plan of record in Book 3281, page 605, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Herman E. Jacobs and wife, Betty Y. Jacobs _____ their _____ heirs and assigns, forever.

And we do covenant with the said Herman E. Jacobs and wife, Betty Y. Jacobs _____ that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except 1962 taxes which have been prorated and are hereby assumed by the purchasers.

And we, A. D. Hewlett and wife, Frances H. Hewlett _____ do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Herman E. Jacobs and wife, Betty Y. Jacobs _____ their _____ heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of March, 1962

A. D. Hewlett

Frances H. Hewlett

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