K 3377

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - - - - $12,925.00 - - - - - - - - - - -
- - - - - - - TWELVE THOUSAND NINE HUNDRED TWENTY FIVE AND NO/100 - - - - DOLLARS
Cash in hand paid, receipt of which is hereby acknowledged,

Gaines Home Building Corporation, a corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Davidson County, Tennessee, has

~~bargained~~ and sold, and by these presents do transfer and convey unto the said Elder Edward Sheppard and wife, Martha J. Sheppard, 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. 567 on the Plan of Parkwood Estates, Section 3, of record in Book 3300, page 31, Register's Office for said County.

Said Lot No. 567 fronts 72 feet on the westerly side of Roleeson Lane and extends back 124.2 feet on the northerly line and 137.7 feet on the southerly line to a dead line, measuring 114.8 feet thereon.

Being part of the property conveyed to Gaines Home Building Corporation, by deed from Lewis Gaines, Trustee, of record in Book 3343, page 109, said Register's Office.

This conveyance is subject to restrictive covenants of record in Book 3313, page 402, 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 Elder Edward Sheppard and wife, Martha J. Sheppard, their heirs and assigns, forever.

And Gaines Home Building Corporation /does ~~do~~ covenant with the said Elder Edward Sheppard and wife, Martha J. Sheppard 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 Gaines Home Building Corporation, does ~~do~~ further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Elder Edward Sheppard and wife, Martha J. Sheppard, their heirs and assigns against the lawful claims of all persons, whomsoever.

In witness whereof, the said Gaines Home Building Corporation has caused its corporate name to be hereunto subscribed by its duly authorized officer at Nashville, Tennessee this 23rd day of May, 1962.

GAINES HOME BUILDING CORPORATION

BY: Walter C. Gaines
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 office, this _____ day of _____, 19__

Commission expires _____

_____
Notary Public

G 527