K 3377

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of $15,900.00 ----------

Fifteen Thousand, Nine Hundred and No/100 ---------- DOLLARS

Cash in hand paid by William W. Cantrell, Jr. and wife, Mary S. Cantrell, the receipt of which is hereby acknowledged,

CUMBERLAND VALLEY BUILDERS, INC.

a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee

has ~~bargained~~ and sold, and by these presents do transfer and convey unto the said William W. Cantrell, Jr. and wife, Mary S. Cantrell 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. 1119 on the Plan of Charlotte Park, Section 14, as of record in Book 3300, pages 29 and 30, Register's Office for Davidson County, Tennessee.

Said Lot No. 1119 fronts 99.0 feet on the southeasterly side of Ranchero Drive, and extends back 190.0 feet on the northeasterly line and 115.8 feet on the southwesterly line, to a line in the rear, on which it measures 109.6 feet.

Being a part of the property conveyed to Cumberland Valley Builders, Inc., by warranty deed from Consolidated Developments, Inc., as of record in Book 3341, page 629, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

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 W. Cantrell, Jr. and wife, Mary S. Cantrell their heirs and assigns, forever.

And it does ~~its~~ covenant with the said William W. Cantrell, Jr. and wife, Mary S. Cantrell 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 1962 Taxes which have been prorated and are hereby assumed by the purchasers.

And CUMBERLAND VALLEY BUILDERS, INC. successors 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 W. Cantrell, Jr. and wife, Mary S. Cantrell, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF CUMBERLAND VALLEY BUILDERS, INC., a Corporation aforesaid has caused this instrument to be executed by its duly authorized officer on this 18th day of May, 1962.

CUMBERLAND VALLEY BUILDERS, INC.

By: Henry Hudson
Henry Hudson, President

G 589