K 3402

WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

For and in consideration of the sum of ----------$10.-----------

----------Ten and no/100----------DOLLARS

and other good and valuable considerations, cash in hand paid by John E. Covington, Sr. and wife, Martha E. Covington, the receipt of all of which is hereby acknowledged.

TOWNHOUSE, Inc., has

have bargained and sold, and by these presents do transfer and convey unto the said John E. Covington, Sr. and wife, Martha E. Covington

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. 6 on the Plan of Village Manor, of record in Book 3308, page 55, Register's Office for said County. Said Lot No. 6 fronts 18.33 feet on the east side of North Fourth Street and extends back 156.89 feet on the south line and 156.61 feet on the north line to an alley in the rear on which it measures 18.33 feet.
Being part of the property conveyed to Townhouse, Inc., a Tennessee Corporation, by deed from Hardaway Construction Company, of record in Book 3315, page 361, said Register's Office.

This conveyance is made subject to restrictions filed for record December 15, 1961, in Book 3314, page 419; restrictions filed for record March 22, 1962 in Book 3324, page 23; and restrictions filed for record May 9, 1962, in Book 3329, page 261, 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 John E. Covington, Sr. and wife, Martha E. Covington their heirs and assigns, forever.

And it does do covenant with the said John E. Covington, Sr. and wife, Martha E. Covington 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, with exception of the 1962 Taxes which are prorated and assumed by the Grantees herein.

And Townhouse, Inc. 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 John E. Covington, Sr. and wife, Martha E. Covington, their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, Townhouse, Inc. has caused this instrument to be executed by its duly authorized officers this the 27th day of June, 1962.

ATTEST:

By: Flora Adkisson
Flora Adkisson, Vice-President

TOWNHOUSE, INC.

By: L. H. Hardaway
L. H. Hardaway, President

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