K 3407

WARRANTY DEED Form 1401 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

----------TEN AND NO/100----------DOLLARS

Cash paid in hand by Lawrence G. Nave and wife, Carla M. Nave and other good and valuable consideration receipt of which is hereby acknowledged;

RANDALL PHILLIPS BUILDERS, INC.

has have bargained and sold, and by these presents do transfer and convey unto the said Lawrence G. Nave and wife, Carla M. Nave

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. 60 on the Plan of Hillbrook Section 2, of record in Book 3300, page 12, Register's Office for said County.

Said Lot No. 60 fronts 70 feet on the easterly side of Turley Drive and extends back 231.8 feet on the northerly line and 253.4 feet on the southerly line to a dead line in the rear on which it measures 102.2 feet.

Being part of the property conveyed to Randall Phillips Builders, Inc., a Tennessee Corporation, by deed from C. H. Briley, Jr., Trustee, of record in Book 3317, page 243, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3277, page 482, as amended in Book 3286, page 375; and to the easements and limitations shown on the Map of record in Book 3300, page 12, 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 Lawrence G. Nave and wife, Carla M. Nave

their heirs and assigns, forever.

And RANDALL PHILLIPS BUILDERS, INC., does do covenant with the said Lawrence G. Nave and wife, Carla M. Nave

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 taxes for 1962 which are prorated and assumed by the grantees herein.

And Randall Phillips Builders, Inc. does successors and assigns do further covenant and bind itself, its / heirs and representatives, to warrant and forever defend the title to the said land to the said LAWRENCE G. Nave and wife, Carla M. Nave

their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF: Randall Phillips Builders, Inc. has hereby caused this instrument to be executed by its duly authorized officer this 26th day of July, 1962.

Witness hand this day of 19

RANDALL PHILLIPS BUILDERS, INC.

BY Randall Phillips

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 , Tennessee, this day of , 19

Commission expires

Notary Public

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