K 3428

WARRANTY DEED

For and in consideration of the sum of Eight hundred fifty and no/100---------------------
--------------------------- ($850.00) ------------------------------ DOLLARS

Cash in hand paid by Abigail R. Staples, the receipt of which is hereby acknowledged,

W. L. BAINBRIDGE COMPANY,
a partnership

has ~~have~~ bargained and sold, and by these presents does transfer and convey unto the said Abigail R. Staples,

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

Being a part of Block No. 18 of the Georgia Industrial Realty Company's Subdivision, of record in Book 421, Page 188, Register's Office for said County, and described as follows:

Beginning at a point in the southerly margin of Burch Avenue, 250 feet westerly from 24th Avenue, North; thence with the southerly margin of Burch Avenue, westerly 50 feet to a point; thence southerly 150 feet to a point; thence easterly and parallel with Burch Avenue, 50 feet to a point; thence northerly 150 feet to the point of beginning.

Being the same property conveyed to W. L. Bainbridge Company by deed from John W. Stewart and wife, Josephine Delores Stewart, of record in Book 3375, Page 335, 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 Abigail R. Staples, her heirs and assigns, forever.

And it does ~~do~~ covenant with the said Abigail R. Staples, 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 W. L. Bainbridge Company does further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Abigail R. Staples her heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, W. L. Bainbridge Company, a partnership, has caused this instrument ~~Witness~~xxxxxxxxxxxx~~hand~~xxxxx~~this~~xxxxxxxxxxxxxxxxxx~~day~~ ~~of~~xxxxxxxxxxxxxxxxxxxxxxxx~~19~~xxxxx to be executed by a partner duly authorized by an Instrument of record in Book 3232, Page 384, Register's Office for Davidson County, Tennessee, this 17 day of July 1962.

W. L. BAINBRIDGE COMPANY

BY: B. B. Doubleday
B. B. Doubleday, Jr., Partner

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