K 3428

WARRANTY DEED

For and in consideration of [illegible] Dollars, cash in hand paid by William F. Randall and wife, Eva Pauline Randall hereinafter referred to as the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, HICKORY BEND CONSTRUCTION CO., INC., has bargained and sold, and by these presents does grant, bargain, sell and convey unto the said GRANTEES, their heirs and assigns, the following described real estate in Davidson County, State of Tennessee, to-wit:

Being Lot No. 7 on the Plan of Hickory Bend, Section I, as of record in Book 3300, page 38, Register's Office for said County.

Said lot fronts 75 feet on the southerly side of Stewarts Ferry Pike and runs back between parallel lines, 150 feet to a dead line.

Being part of the property conveyed to Hickory Bend Construction Co., Inc., a Tennessee Corporation, by deed from Larchwood, Inc., as of record in Book 3374, page 426, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 3341, page 265; and to the easements and limitations shown on the Map of record in Book 3300, page 38, Register's Office for said County.

To have and to hold said [illegible] tenement or land, with the appurtenances, estates, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And HICKORY BEND CONSTRUCTION CO., INC., does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unincumbered except for the 1962 taxes and [illegible] and that it will warrant and forever defend the title to the said GRANTEES.

And HICKORY BEND CONSTRUCTION CO., INC., does covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said William F. Randall and wife, Eva Pauline [illegible] their heirs and assigns against the lawful claims of all persons whomsoever.

Wherever used herein the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, HICKORY BEND CONSTRUCTION CO., INC., has hereby caused this instrument to be executed by its duly authorized officers this 6th day of August, 1962.

HICKORY BEND CONSTRUCTION CO., INC.

By: Randall Phillips
Randall Phillips, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mary K. Coates, a Notary Public of the State and County aforesaid, personally appeared Randall Phillips with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of the HICKORY BEND CONSTRUCTION CO., INC., the within named bargainor, a corporation, and that he as such President executed and is authorized to execute the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my hand and seal at office in Davidson County, this the 6th day of August, 1962.

My commission expires Oct 25, 1965

Mary K. Coates
Notary Public

15,685.00

WARRANTY DEED

FROM 1926

HICKORY BEND CONSTRUCTION CO., INC.

TO

WILLIAM F. RANDALL, ET UX

(Mortgage Company)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 10 day of AUG 1962 at 2:20 o'clock P.M.
Noted in Book 102 Page 232
Recording Fee $2.00
JAMES P. WILSON, Register
By J. Lynch
Deputy Reg.

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