K 3435

WARRANTY DEED

For and in consideration of the sum of - - TEN AND NO/100 -($10.00) - - *DOLLARS*
cash in hand paid by Erma C. Jones, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

Crowders, Inc. ~~has~~, a Tennessee Corporation, has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said*
Erma C. Jones
her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:*
Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Battlewood, Section III, as of record in Book 3300, page 4, Register's Office for said County.

Said Lot fronts 125.83 feet on the southerly side of Drummond Drive and runs back 369.1 feet on the westerly line and 204.67 feet on the easterly line to a dead line in the rear on which it measures 220.5 feet.

BEING part of the property conveyed to Crowders, Inc., by deed from Lewis C. Payne and wife, as of record in Book 3182, page 196, said Register's Office.

The above described property is conveyed subject to restrictions of record in Book 3248, page 212; and subject to conditions set out in plan of record in Book 3300, page 4, 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 Erma C. Jones,
her *heirs and assigns, forever.*

And Crowders, Inc., does ~~do~~ *covenant with the said* Erma C. Jones
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 by taxes for the year 1962, which have been prorated and adjusted and are hereby assumed by the grantee.

And Crowders, Inc., does ~~do~~ *further covenant and bind* itself, its/ successors and assigns ~~heirs and representatives~~, *to warrant and forever defend the title to the said land to the said* Erma C. Jones,
her *heirs and assigns against the lawful claims of all persons, whomsoever.*

~~Witness hand this day of 19 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.~~

In witness whereof, the said Crowders, Inc., has caused this instrument to be executed by its duly authorized officer, on this the 28th day of September 1962.

CROWDERS, INC.

BY: H. L. Crowder
President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., *a Notary Public in and for said County and State,* ....

the within named 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*..............

.... *Notary Public*

Commission expires ....

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