K 3461

TENNESSEE TITLE COMPANY

WARRANTY DEED FORM 1002 Published by Tennessee Title Company

For and in consideration of the sum of $ 10.00

Ten and No/100 DOLLARS

Cash in hand paid by Marvin E. Buck, and wife, Evell Buck, and other good and valuable consideration, receipt of which is hereby acknowledged:

RANDALL PHILLIPS BUILDERS, INC., has does

have bargained and sold, and by these presents ~~do~~ transfer and convey unto the said Marvin E. Buck and wife, Evell Buck

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. 33 on the Plan of Section Two, Archwood Acres, of record in Book 2331, page 12, Register's Office for said County.

Said Lot No. 33 fronts 175 feet on the south side of Thornton Road and extends back 206.88 feet on the west line and 198.35 feet on the east line, to a dead line, which is a broken line, measuring 209.33 feet thereon.

Being the same property conveyed to Randall Phillips Builders, Inc., by deed from Samuel W. Ashworth and wife, of record in Book, 3374, page 480, said Register's Office.

This conveyance is made subject to the restrictions recorded in Book 2298, page 359, and in Book 2344, page 557; and to the easements and limitations shown on the Map of Record in Book 2331, 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 Marvin E. Buck and wife, Evell Buck their heirs and assigns, forever.

And Randall Phillips Builders, Inc., does / ~~do~~ covenant with the said Marvin E. Buck and wife, Evell Buck 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 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 Marvin E. Buck and wife, Evell Buck 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 31st. day of October 1962.

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 .....

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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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