BK 3463

PG 133

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
and other good and valuable considerations, cash in hand paid by Charles M. Magarian, unmarried, the receipt of all of which is hereby acknowledged.

This conveyance is made subject to restrictions recorded Aug. 8, 1961, in Book 3255, page 387, Register's Office for said County.

Otter Creek Company has
~~xxxxx~~ bargained and sold, and by these presents do transfer and convey unto the said Charles M. Magarian, unmarried
his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Otter Creek Hills, as of record in Book 2900, pages 110 and 111, Register's Office for said County.
Said Lot No. 21 fronts 199 feet on the north side of Ashland Drive, and extends back 585 feet on the east line and 550 feet on the west line, to a dead line in the rear on which it measures 181 feet.
Being part of the property conveyed to Otter Creek Company, by deed from G. T. Developers, Inc., as of record in Book 3179, page 315, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles M. Magarian, unmarried
his heirs and assigns, forever.

And it does ~~xxx~~ covenant with the said Charles M. Magarian, unmarried
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 Otter Creek Company does ~~xxx~~ further covenant and bind itself, its successors ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Charles M. Magarian, unmarried
his heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, Otter Creek Company has caused this instrument to be executed by its duly authorized officers this the 19th day of November, 1962.

OTTER CREEK COMPANY

ATTEST:

By: Ervin M. Entrekin, Secty
Ervin M. Entrekin, Secretary

BY: William H. Wemyss, Jr., Pres.
William H. Wemyss, Jr., President

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Personally appeared before me, (See Corporate Acknowledgement Over) 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

TENNESSEE TITLE COMPANY