K 3463

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 PAID IN HAND BY AUSTIN S. SPANGLER AND WIFE, BETTIE S. SPANGLER AND OTHER GOOD AND VALUABLE CONSIDERATION RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED;

HICKORY BEND CONSTRUCTION COMPANY, INC.,

HAS DOES have bargained and sold, and by these presents do transfer and convey unto the said AUSTIN S. SPANGLER AND WIFE, BETTIE S. SPANGLER

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

LOT No. 9 OF THE PLAN OF HICKORY BEND, SECTION 1, AS OF RECORD IN BOOK 3300, PAGE , REGISTER'S OFFICE FOR SAID COUNTY.

BEING No. 9 FRONTING 70 FEET ON THE SOUTH SIDE OF STEWARTS FERRY PIKE, AND EXTENDS BACK BETWEEN PARALLEL LINES, 150 FEET TO A DEAD LINE.

BEING A PART OF THE PROPERTY CONVEYED TO HICKORY BEND CONSTRUCTION COMPANY, INC., BY DEED FROM JIM RANDALL BUILDERS, INC., AS OF RECORD IN BOOK 3345, PAGE 443, 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 RECORDS IN BOOK 3300, PAGE 38, 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 AUSTIN S. SPANGLER AND WIFE, BETTIE S. SPANGLER THEIR heirs and assigns, forever.

And HICKORY BEND CONSTRUCTION CO., INC., DOES do covenant with the said AUSTIN S. SPANGLER AND WIFE, BETTIE S. SPANGLER 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 HICKORY BEND CONSTRUCTION CO., 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 AUSTIN S. SPANGLER AND WIFE, BETTIE S. SPANGLER heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, HICKORY BEND CONSTRUCTION CO., INC., HAS HEREBY CAUSED THIS INSTRUMENT TO BE EXECUTED BY ITS DULY AUTHORIZED OFFICER THIS 19TH DAY OF NOVEMBER 1962

Witness ~~hand~~ this ---------- day of ---------- 19----

HICKORY BEND CONSTRUCTION COMPANY, INC.

Randall Phillips

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, ---------- 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

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