K 3501

WARRANTY DEED

... AMERICAN TITLE CO

For and in consideration of the sum of TEN and NO/100 ($10.00). . . . . DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged

HARDCASTLE DEVELOPERS, INC., A Tennessee Corporation

has ~~have~~ bargained and sold, and by these presents do transfer and convey unto the said SADIE HITT HALL

her 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. 67, on the Plan of Ranchwood Estates, Section III, Goodlettsville, Tennessee, and of record in Plat Book 3100, page 59, Register's Office for Davidson County, Tennessee

SAID LOT NO. 67 fronts 80 feet on the southerly side of Rosehill Drive and runs back between lines 456.8 feet on the easterly line and 450.9 feet on the westerly line, to a broken line in the rear upon which it measures 87.31 feet thereon.

BEING a portion of the same property conveyed to HARDCASTLE DEVELOPERS, INC., by deed of record in Book 2900, page 281 and 2902, page 41, Register's Office for Davidson County, Tennessee.

THIS property is conveyed subject to building restrictions as of record in Book 3000, page 64, R.O.D.C., Tennessee

NOTE: Release of Lien of Installment Deed, wh, Leo B. Cunningham, and wife, Leona F. Cunningham, being the true and lawful holder and owner of the entire indebtedness described in and secured by lien retained in Installment Deed from us to Hardcastle Developers, Inc. of record in Book 2906, page 281, of the Register's Office for Davidson County, Tennessee, to which reference is here made and for a valuable consideration paid in paid do hereby release and discharge said lien as to the aforementioned property being Lot No. 67 of Ranchwood Estates, Section III, City of Goodlettsville, [illegible] FURTHER EXPLANATION.

NOTE: This property is conveyed subject to public utility easements and other easements of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said SADIE HITT HALL her heirs and assigns, forever.

And it ~~does~~ do covenant with the said SADIE HITT HALL 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 it, HARDCASTLE DEVELOPERS, INC. 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 SADIE HITT HALL her heirs and assigns against the lawful claims of all persons, whomsoever.

Witness its hand this 9th day of OCTOBER, 1972

HARDCASTLE DEVELOPERS, INC.

BY: H. A. Swift

H. A. Swift - Vice President

ATTEST: [illegible]

Margaret Craig Swift - Secretary

Leo B. Cunningham

Leona F. Cunningham

G 231