K 3531

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

WARRANTY DEED

For and in consideration of the sum of - - - - - - - - - - - $10,750.00 - - - - - - - - - -

- - - - - - - - - - - - TEN THOUSAND SEVEN HUNDRED FIFTY AND NO/100 - - - DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged,

Bacoga, Inc., a corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Davidson County, Tennessee, has

_____ bargained and sold, and by these presents do transfer and convey unto the said Henry E. Brown and wife, Clara K. Brown, their

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

Land in the 4th Civil District of Davidson County, Tennessee, being Lot No. 18 on the Map of The Knoll, Section 2, of record in Book 2854, page 66, Register's Office for said County.

Said Lot No. 18 fronts 150.8 feet on the southwesterly side of Anita Drive, and extends back 296.6 feet on the northwesterly line and 252 feet on the southeasterly line, to an irregular line in the rear on which it measures 159.9 feet.

Being the same property conveyed to Bacoga, Inc., by deed from Robert F. Beaman and wife, Ruth H. Beaman, of record in Book 3530, page 109, 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 Henry E. Brown and wife, Clara K. Brown, their

_____ heirs and assigns, forever.

And Bacoga, Inc. does covenant with the said Henry E. Brown and wife, Clara K. Brown

_____ 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 Bacoga, Inc., does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Henry E. Brown and wife, Clara K. Brown, their

_____ heirs and assigns against the lawful claims of all persons, whomsoever.

In witness whereof, the said Bacoga, Inc., has caused its corporate name to be hereunto subscribed by its duly authorized officer at Nashville, Tennessee, this 27 th day of March, 1963.

BACOGA, INC.

BY: [signature] President

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 office, this _____ day of _____, 19__

Commission expires _____ Notary Public

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