K 3537

WARRANTY DEED — ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. _____

SEND TAX NOTICES TO: _____

ADDRESS: Hutson Drive, Nashville, Tennessee

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 Billy F. Pool and wife, Helen Irene Pool, the receipt of all of which is hereby acknowledged.

H. & W. Builders, Inc.
has ~~bargained~~ and sold, and by these presents do transfer and convey unto the said Billy F. Pool and wife, Helen Irene Pool

their 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. 4 on the Plan of a Revision of Lots No. 198 to 221 of Maplewood Heights Second Addition, of record in Book 3500, page 12, Register's Office for said County.
Said Lot No. 4 fronts 80 feet on the east side of Hutson Avenue and extends back between parallel lines 250 feet to a dead line.
Being part of the property conveyed to H. & W. Builders, Inc., by deed from Charles O. Hutson and wife, of record in Book 3504, page 575, said Register's Office.

This conveyance is made subject to restrictions filed for record February 4, 1963, in Book 3503, page 574, 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 Billy F. Pool and wife, Helen Irene Pool their heirs and assigns, forever.

And it does ~~its~~ covenant with the said Billy F. Pool and wife, Helen Irene Pool 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 H. & W. Builders, Inc. does successors
~~do~~ further covenant and bind itself, its ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Billy F. Pool and wife, Helen Irene Pool their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF, H. & W. BUILDERS, INC., has caused this instrument to be ~~executed~~ executed by its duly authorized officer this the 11th day of May, 1963.

H. & W. BUILDER, INC.

By: L. H. Hardaway Jr.
L. H. Hardaway, Jr., Sect.-Treas.

PG 609