BK 3614

For and in consideration of ..... TEN AND NO/100 ..... ($10.00) ..... cash in hand paid by John E. Vaughn and wife, Eva P. Vaughn hereinafter referred to as the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, HICKORY BEND CONSTRUCTION CO., INC. hereinafter referred to as the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of TENNESSEE, described as follows, to wit:

Being Lot No. 122 on the Plan of Hickory Bend, Section I, as of record in Book 3300, page 38, Register's Office for said County.

Said Lot fronts 75 feet on the east side of Paces Ferry Drive and runs back 203.59 feet on the north line and 197.58 feet on the south line to a dead line, which is a broken line on which it measures 82.2 feet.

Being part of the property conveyed to Hickory Bend Construction, Co., Inc., by deed from Larchwood, Inc., as of record in Book 3403, page 88, 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 the Map of Record in Book 3300, page 38, Register's Office for said County.

THIS TRACT IS	IMPROVED AND SHOWN ON TAX RECORDS AS		
621	Paces Ferry Drive	Nashville	Tennessee
No.	Street	City	Zone / State

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And the GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered except for the 1963 taxes which have been prorated and assumed by the GRANTEES and unless otherwise herein set out.

And the GRANTOR does covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF the GRANTOR has hereby caused this instrument to be executed by its duly authorized officer this 20th day of August, 1963.

HICKORY BEND CONSTRUCTION CO., INC.

BY Randall D. Phillips
TITLE President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mary R. Coates, a Notary Public of the State and County aforesaid, personally appeared Randall Phillips with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of the Hickory Bend Construction Co., Inc. the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Hickory Bend Construction Co., Inc. by himself as President.

In witness my hand and seal, at Nashville, Tennessee this the 20th day of August,

My commission expires October 20, 1965

Mary R. Coates
Notary Public
Mary R. Coates

STATE OF TENN. DAVIDSON CO. RECEIVED FOR RECORD AUG 20 1963 AT 2:30 P.M. RECORDED IN BOOK 3614 PAGE 420

Warranty Deed
From
HICKORY BEND CONSTRUCTION CO.,
To
John E. Vaughn & wife, Eva P.
Ward
81682
$50.00

BG 420