K 3616

WARRANTY DEED — ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. _____
SEND TAX NOTICES TO: _____
ADDRESS: _____

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 Edward A. Sadler, the receipt of all of which is hereby acknowledged.

This conveyance is made usbject to restictions filed for record March 22, 1962, in Book 3366, page 23, and in Book 3507, page 572, filed March 5, 1963, and in Book 3507, page 347, filed March 1, 1963, said Register's Office.

H & W Builders, Inc, has ~~bargained~~ bargained and sold, and by these presents do transfer and convey unto the said Edward A. Sadler, unmarried his 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. 16 on the Plan of Arrington Heights, Section III, as of record in Book 3300, page 99, Register's Office for said County.
Said lot fronts 51 feet on the easterly side of North Fifth Street and runs back 226.67 feet on the northerly line and 211.52 feet on the southerly line to the west right of way of the L. & N. Railroad on which it measures 56.14 feet.
Being part of the property conveyed to H & W Builders, Inc., by deed from the Nashville Housing Authority, as of record in Book 3507, page 347, and by deed of correction in Book 3560, page 174, said Register's Office.

THIS TRACT IS	IMPROVED AND KNOWN ON TAX RECORDS AS:			
Lot 16	North 5th Street	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 Edward A. Sadler, unmarried his heirs and assigns, forever.

And it does ~~XX~~covenant with the said Edward A. Sadler, unmarried 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 ~~XX~~further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Edward A. Sadler, unmarried his 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 by its duly authorized officer, this the 5th day of September, 1963.

H & W BUILDERS, INC.

By: L. H. Hardaway
L. H. Hardaway, President

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