BK 3618

WARRANTY DEED

ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No.

SEND TAX NOTICES TO: GUARANTY MORTGAGE COMPANY OF NASHVILLE

ADDRESS: 316 Union Street, Nashville, Tennessee

For and in Consideration of the sum of $13,900.00

Thirteen Thousand, Nine Hundred and no/100 - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Ray Russell Graves and wife, Joyce S. Graves the receipt of which is hereby acknowledged,

HUDSON AND DRIVER CONSTRUCTION COMPANY , aTennessee

Corporation with its principal office and place of business located in

Nashville, Tennessee .

has bargained and sold, and by these presents do/es transfer and convey unto the said Ray Russell Graves and wife, Joyce S. Graves

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

Lot No. 1138 on the Map of Charlotte Park Land in Davidson County, Tennessee, being Subdivision, Section 16, as of record in book 3300, page 97, R.O.D.C. Tennessee.

Said Lot No. 1138 fronts 85 feet on the southeasterly side of Capri Drive and runs back between lines, 146.8 feet on the northeasterly side, and 153.4 feet on the southwesterly side to a broken line in the rear on which it measures 54.7 feet thereon.

Being part of the same property conveyed to Cumberland Valley Builders, Inc., of record in Book 3507, page 209, Register's Office for Davidson County, Tennessee, the Corporate name having been changed to Hudson and Driver Construction Company by amendment to it's Charter of record in Book 35[illegible], page 311, Register's Office for said County.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

THIS TRACT IS	IMPROVED AND KNOWN ON TAX RECORDS AS:			
No.	Capri Drive, Nashville, Tennessee			
	Street	City	State	Zip

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Ray Russell Graves and wife, Joyce S. Graves their heirs and assigns, forever.

And it does/~~do~~ covenant with the said Ray Russell Graves and wife, Joyce S. Graves 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 HUDSON AND DRIVER CONSTRUCTION COMPANY Successors do/~~does~~ further covenant and bind itself, its ~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said Ray Russell Graves and wife, Joyce S. Graves their heirs and assigns against the lawful claims of all persons, whomsoever.

IN WITNESS WHEREOF HUDSON AND DRIVER CONSTRUCTION COMPANY a Corporation aforesaid has ~~Witness xxxxxxxxxx hand xxxxxx this xxxxxxxxxxxxxxxxxx day of xxxxxxxxxxxxxx 19xxxx~~ has caused this instrument to be executed by its duly authorized officer on this 30th day of August, 1963.

HUDSON AND DRIVER CONSTRUCTION COMPANY

BY: Henry Hudson

Henry Hudson, President

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