41303

WARRANTY DEED

Woodlawn Homes, Incorporated

Ottis E. Devine and wife
Virginia M. Devine

The Guaranty Title Co.
Title Guaranteed
Abstracts of Title
222 Third Ave., North
NASHVILLE, TENN.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for Record 22 day
of DEC A.D. 1948
at 12:30 o'clock P.M.
Noted in Book 41 Page 40
Recorded in Book Page
Recording Fee $1.50
FELIX Z. WILSON, Register
By Dep.

FORM 108, BROWN & BIGGS CO., NASHVILLE

For and in consideration of the sum of ($12,500.00)
Twelve thousand, five hundred, fifty and no/100 DOLLARS
cash in hand paid by Ottis E. Devine and wife Virginia M. Devine, receipt of which is hereby acknowledged,

Woodlawn Homes, Incorporated, a Tennessee Corporation organized and existing under the laws of the State of Tennessee, with its principal office and place of business in Nashville, Tennessee, Davidson County,

has bargained, and sold, and by these presents do transfer and convey unto the said
Ottis E. Devine and wife Virginia M. Devine

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

Being lot number 1 on the Plan of Wallace Subdivision, Part 3, as of record in Book 1130, page 82 of the Register's Office for Davidson County, Tennessee.

Said lot number 1 fronts 100 feet on the easterly margin of Tailbrook Drive and runs back 200.6 feet on the northerly line and 201.1 feet on the southerly line to a dead line, measuring 100 feet thereon.

Being part of the property conveyed to Woodlawn Homes, Incorporated, by deed from William Goodsof, Trustee, of record in Book 1560, page 359 of the Register's Office for Davidson County, Tennessee.

Said land is conveyed subject to the restrictive covenants contained in an instrument executed by Gray M. Estes et al., dated June 15, 1937, of record in Book 1049, page 546, of the Register's Office for Davidson County, Tennessee, as follows:

"The undersigned hereby covenant and agree for themselves, their heirs successors and assigns, that for a period of twenty years the above property shall not be used for filling stations, garages, or any other business purpose but shall be devoted solely to residences, apartments or agriculture this being a covenant running with the lands."

Said land is conveyed subject to the restrictive covenants contained in deed from Margaret Claire Wallace et al., to Model Homes, Inc., of Nashville, of record in Book 1361, page 355 of the Register's Office for Davidson County, Tennessee.

Agreement as set out in deed from Margaret Claire Wallace et al., to Model Homes, Incorporated, of Nashville, of record in Book 1361, page 355 of the Register's Office for Davidson County, Tennessee, dated September 9, 1946 as follows: