BK 1675

OFF REC

FOR AND IN CONSIDERATION OF THE SUM OF TWO THOUSAND AND NO/100 DOLLARS ($2,000.00), cash in hand paid by Robert L. Slayden and wife, Amelia G. Slayden, receipt of which is hereby acknowledged, James E. Caldwell & Company, a corporation chartered under the laws of the State of Tennessee has this day bargained and sold and by these presents does transfer and convey unto the said Robert L. Slayden and wife, Amelia G. Slayden, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No.40 on the unrecorded Map of Elysian Fields, Section One, and shown on a survey made by Z. J. Wilkinson, August 16, 1948, as follows:
>
> Beginning at a point in the northerly margin of Elysian Fields Road at the corner of Lots Nos. 39 and 40; thence with the line between said lots northerly 335 feet to a point; thence westerly, around a slight curve, 90.2 feet to the corner of Lots Nos. 40 and 41; thence with the line between said lots southwesterly 335 feet to the northerly margin of Elysian Fields Road; thence with the margin of the same, easterly, around a slight curve, 175 feet to the beginning.
>
> Being part of the property conveyed to James E. Caldwell & Company by deed from James E. Caldwell and wife, of record in Book 881, page 188, Register's Office for said County.

The property herein described is conveyed subject to Zoning restrictions imposed on same by Davidson County or otherwise by law, and the following restrictions:

1. No residence or any portion thereof, including attached garages, shall be erected, constructed, reconstructed, altered or maintained so as to come nearer the front lot line or side street line than the building line indicated or shown on the unrecorded plan of said lots.

No portion of any residence building, including an attached garage, shall be erected, constructed, reconstructed, altered or maintained so as to come nearer than 20 feet to the side lot line.

Accessory buildings, including detached garages, may be located in the rear yard provided such accessory buildings

PG 269