K 1810

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ 17,250.00 - SEVENTEEN THOUSAND TWO HUNDRED FIFTY AND NO/100 - - - - - - - - - DOLLARS $7,093.20 cash in hand paid by Clarence R. Doyle and wife, Laura Hofert Doyle, the receipt of which is hereby acknowledged, and for the further consideration the said Clarence R. Doyle and wife, Laura Hofert Doyle, assume and agree to pay an indebtedness in the sum of $10,156.80, which indebtedness originally amounted to $11,000.00 and is fully described in a deed of trust executed by Dow E. Mallernee, Sr., and wife, to E. E. Murrey, Trustee, of record in Book 1620, page 351, Register's Office for Davidson County, Tennessee, we, Charles H. Brown and wife, Jean M. Brown,

have bargained and sold, and by these presents do transfer and convey unto the said Clarence R. Doyle and wife, Laura Hofert Doyle,

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. 13 on the Map of Evergreen Heights, Part One, of record in Book 1130, page 19, Register's Office for said County, and described as follows:

Beginning at a point in the northerly margin of Hobbs Road at the common corner of Lots Nos. 12 and 13; thence with the line between said lots northerly 250 feet to a point; thence westerly 125 feet to the easterly margin of an unnamed street; thence with the margin of the same, southerly 225 feet to a concrete monument at the beginning of a curve; thence around said curve, in a southeasterly direction, 39.3 feet to another concrete monument in the northerly margin of Hobbs Road; thence with the northerly margin of the same, easterly 100 feet to the point of beginning.

Being the same property conveyed to Charles H. Brown and wife, Jean M. Brown, by deed from Dow E. Mallernee, Sr., and wife, of record in Book 1729, page 582, said Register's Office.

Subject to restrictions in Book 1149, page 585, in Book 1049, page 546, and in Book 1333, page 139, which restrictions were recorded prior to Feb. 15, 1950, and to the Plan of record in Book 1130, page 19, showing a 100-foot set-back line from Hobbs Road, and a 35-foot building line from an unnamed street, and a 10-foot easement along the rear of the lot for public utilities, Register's Office for Davidson County, Tennessee.



To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Clarence R. Doyle and wife, Laura Hofert Doyle,

their heirs and assigns, forever.

And we do covenant with the said Clarence R. Doyle and wife, Laura Hofert Doyle,

that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it. and the same is unencumbered, except as described above and 1950 Taxes which have been prorated and assumed by the Grantees herein.

And we, Charles H. Brown and wife, Jean M. Brown,

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Clarence R. Doyle and wife, Laura Hofert Doyle,

their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 8th day of March, 19 50.

Charles H. Brown

Jean M. Brown

STATE OF ~~TENNESSEE~~ Missouri
~~DAVIDSON~~ County of Greene

Personally appeared before me, Mildred H. Pratt, a Notary Public in and for said County and State, the within named Charles H. Brown and wife, Jean M. Brown,

the bargainor s with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Springfield Missouri, ~~TENNESSEE~~, this 13 day of March, 19 50.

Commission expires Feb. 26, 1954

Mildred H. Pratt
Notary Public

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