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WARRANTY DEED

FROM
James Clyde Thomas et ux.

TO
Ellis Kinloch Walker et ux.

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

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record MAR 17 1951
at 1036 A.M. Book 971 Page 146
Noted in Book ... Page ...
Recording Fee $ 1.50
JAMES P. WILSON, Register
By ... Dpt. Rec.

FORM 103 FOSTER & PARKS CO., NASHVILLE

WARRANTY DEED J. R. WEST FORM THE GUARANTY TITLE COMPANY

For and in Consideration of the sum of

Three Thousand Five Hundred ($3,500.00) and no/100 ---------- DOLLARS

cash in hand paid by Ellis Kinloch Walker and wife, Evelyn Groom Walker, the receipt of which is hereby acknowledged.

[redacted]

We, James Clyde Thomas and wife, Margaret Hooser Thomas

have bargained and sold, and by these presents do transfer and convey unto the said Ellis Kinloch Walker and wife, Evelyn Groom Walker, 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. 9 and the westerly 50 feet front and 48 feet rear of lot No. 10 of Block "E" on the Plan of Jackson Park, Section 2, as of record in book 843, page 21, Register's Office for said County.
Said lot No. 9 and part of lot No. 10 front together 110 feet on the southerly side of Winding Way and run back 180 feet 3 inches on the westerly line and 197 feet, more or less, on the easterly line to a dead line, measuring 106 feet thereon. Being part of the property conveyed to James Clyde Thomas and wife, Margaret Hooser Thomas, by deed from Elvina E. Rothwell, of record in book 1578, page 243, said Register's Office.

The property in Jackson Park Subdivision, Section 2, is sold subject to the following restrictions, which are hereby declared to be covenants running with the land and shall be binding upon all subsequent purchasers and owners thereof until the first day of May, 1960.

First: The lots in said Subdivision(Section 2) shall be used only for residences for dwelling purposes.

Second: The residences so constructed on said lots shall be built as far back as the building line as shown on the plat of Section Two, Jackson Park, of record in book 843, page 21, said Register's Office, and shall face the street as shown by said building line and no part of any residence or the porch to same shall be across or in front of said building line. The residence constructed on this property must be not closer than 12 feet of the east line of this property, and this property of 110 feet must not be re-subdivided or any part sold off. No residence shall be built on any lot in any block in said subdivision (Section Two) to cost less than $5,000.00. All residences in Section Two of said Subdivision shall be of brick, or

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