2016

7/20 44894

WARRANTY DEED

FROM Weakley J. Tune et ux.

TO Andrew L. Jones et ux.

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

REGISTER'S OFFICE
OF TENNESSEE
SON COUNTY
for record 10 day
10:24 ock M.
24 Page 213
Book Page
Fee $2.00
P. WILSON, Register
M. DeCourtney

WARRANTY DEED J. R. WEST FORM xyz-d THE GUARANTY TITLE COMPANY

For and in Consideration of the sum of

One Thousand Two Hundred ($1,200.00) and no/100 - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Andrew L. Jones and wife, Mary Margaret Malone Jones, the receipt of which is hereby acknowledged.

We, Weakley J. Tune and wife, Annie Vincent Tune

have bargained and sold, and by these presents do transfer and convey unto the said Andrew L. Jones and wife, Mary Margaret Malone Jones, 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. 32 on the Plan of Moss Rose Heights, Section 3, not of record, described according to a survey by Buford Winn, Surveyor, September 27, 1950, as follows:
Beginning on the northeasterly margin of Ivy Drive at a point 161.8 feet northwesterly from the northwest corner of the property conveyed to Clarence G. Sullivan and wife by deed from R. W. Williams and wife, of record in book 1971, page 487, Register's Office for said County, being the corner of lots Nos. 32 and 33 on said plan; thence with the line between said two lots northwardly 186.7 feet to the western boundary line of Moss Rose Heights, Section 2, Extended, as of record in book 1424, page 109, said Register's Office; thence with said line north 33° 23' west 3.7 feet; thence south 79° 37' west 136.3 feet to the corner of lots Nos. 31 and 32 on said unrecorded plan; thence with the line between said two lots southwardly 140.68 feet to the northeasterly margin of Ivy Drive; thence with said Drive eastwardly 65 feet to the beginning.
Being part of the property conveyed to Weakley J. Tune and wife, Annie Vincent Tune by deed from Morris J. Campbell and wife, of record in book 725, page 80, said Register's Office.

This conveyance is made subject to utility easement, 50-foot building setback line and conditions of owners certificate as shown on unrecorded plan of Moss Rose Heights, Section 3; also restrictive covenants contained in book 1905, page 112, and in book 1916, page 394, said Register's Office.

Taxes for the year 1951 pro-rated and assumed by purchasers.

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