61959

WARRANTY DEED

FROM

Marshall W. Dickerson et ux.

TO

Benno Frank et ux.

2413 Vaulk Lane

STATE OF TENNESSEE
DAVIDSON COUNTY
REGISTER'S OFFICE
Received for record 1st day of MAR 1952 at 3:16 o'clock
Noted in Book 77 Page 387
Recorded in Book ___ Page ___
Recording Fee $ 2.00
JAMES P. WILSON, Register
By ___ Dpt. Reg.

Guaranty Title Company
A DIVISION OF
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

G-119790

WARRANTY DEED xyz-d

For and in Consideration of the sum of
Ten ($10.00) and no/100 ---------------------------- **DOLLARS**

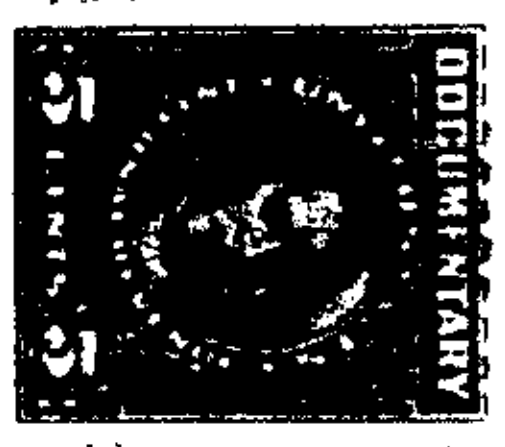
cash in hand paid by Benno Frank and wife, Elsa Frank, and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged, and for the remainder the said Benno Frank and wife, Elsa Frank assume and agree to pay the balance of $7,585.15 of an original indebtedness of $8,000.00, secured by deed of trust executed by Marshall W. Dickerson and wife, Grace E. Dickerson, to E. E. Murrey, Trustee, dated January 18, 1951, of record in book 1931, page 113, Register's Office for Davidson County, Tennessee.

We, Marshall W. Dickerson and wife, Grace E. Dickerson

have bargained and sold, and by these presents do transfer and convey unto the said Benno Frank and wife, Elsa Frank, their

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

Land in the 7th Civil District of said County, being a part of the south part of lot No. 21 on the Map of the Noelton Subdivision, not of record, and described according to a copy of a survey thereof made March 22, 1947, by W. A. Blanchard, Surveyor, as follows:
Beginning at a point in the north margin of Woodmont Boulevard, 321.5 feet east of the easterly margin of 10th Avenue South, now Lealand Lane; thence north 7° 35' east 199.4 feet to an iron pin in the south line of the property conveyed to Walter M. Williams and wife by deed of record in book 1035, page 414, Register's Office for said County, said point being 309 feet east of the easterly margin of Lealand Lane, as measured along Williams' south line; thence along Williams' south line south 83° 52' east 69 feet to an iron pin; thence south 3° 55' west 199.7 feet to an iron pin in the north margin of Woodmont Boulevard; thence with the margin of the same north 83° 55' west 81.5 feet to the beginning.
Being the same property conveyed to Marshall W. Dickerson and wife, Grace E. Dickerson, by deed from Harris H. Sanders and wife, of record in book 1533, page 451, Register's Office for said County.



This conveyance is made subject to restrictive covenants contained in book 1451, page 402, said Register's Office.

Taxes for 1952, pro-rated as of date of deed.

