2085

For and in consideration of the sum of $ 11,600.00 - - - - - - - - - - - - - - - - - - - -

Eleven Thousand Six Hundred and No/100 - - - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by Joseph F. Dennis, Jr. and wife, Dolly M. Dennis, the receipt of which is hereby acknowledged, we,

FRANK A. BURKE AND WIFE, ETHEL F. BURKE

have bargained and sold, and by these presents do transfer and convey unto the said Joseph F. Dennis, Jr. and wife, Dolly M. Dennis

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

Land in Davidson County, Tennessee, being lot No. 2 of Block "D" on the Map of Woodmont Lane Homesites, of record in book 1130, page 13, Register's Office for said County, described as follows:
Beginning at a point in the south margin of Auburn Lane at the common corner of Lots Nos. 1 and 2; thence with the line between said lots, southerly 175.5 feet to a point in the rear line of lot 39; thence with the line between lots Nos. 2 and 39, southerly 22 feet to a point, the common corner of lots Nos. 2, 3, 39 and 38; thence with the line between lots Nos. 2 and 3, northeasterly 248.5 feet to the southerly margin of Auburn Lane; thence with the southerly margin of Auburn Lane, westerly 125 feet to the point of beginning.
Being the same property conveyed to Frank A. Burke and wife, Ethel F. Burke, by deed from Joe Henry Vaughn, Jr. and wife, of record in book 1816, page 89, said Register's Office.

This conveyance is made subject to Easement for public utility purposes and building set-back lines as shown on plan in book 1130, page 13; Restrictive Covenants contained in an instrument executed by Al Feldman, recorded in Book 1153, page 230, and Restrictive Covenants of record in Book 1049, page 546, 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 Joseph F. Dennis, Jr. and wife, Dolly M. Dennis

their heirs and assigns, forever.

And we do covenant with the said Joseph F. Dennis, Jr. and wife, Dolly M. Dennis

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 1952 taxes which have been prorated and are hereby assumed by the purchasers.
And we, Frank A. Burke and wife, Ethel F. Burke

do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Joseph F. Dennis, Jr. and wife, Dolly M. Dennis

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

Witness our hands this 10th day of June, 1952.

Frank A. Burke

Ethel F. Burke

STATE OF TENNESSEE
Davidson County

Personally appeared before me, O. G. Jones, a Notary Public in and for said County and State, the within named Frank A. Burke and wife, Ethel F. Burke

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 Nashville, Tennessee, this 10th day of June, 1952.

Commission expires July 6, 1955

O. G. Jones
O.G.Jones, Notary Public

WARRANTY DEED

FROM

FRANK A. BURKE AND WIFE,

ETHEL F. BURKE

TO

JOSEPH F. DENNIS, JR. AND WIFE,

DOLLY M. DENNIS

RECEIVED FOR RECORD JUN 11 1952

REGISTER'S OFFICE

CORPORATION
of Richmond, Virginia

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