2085

WARRANTY DEED

9656

FROM

CLINTON DERICE KEEL AND WIFE,

JEAN SHAFF KEEL

70132

TO

PETE G. DOUGLAS AND WIFE

KATINA DOUGLAS



REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received JUN 18, 1951

JOHN G. WHITE PRINT CO.

FORM 103 FOSTER & PARKER CO., NASHVILLE

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

For and in Consideration of the sum of $10.00

---TEN AND NO/100--- DOLLARS

Cash paid by Pete G. Douglas and Wife, Katina, the receipt of which is hereby acknowledged, and other good and valuable considerations including the assumption by the said Pete G. Douglas and Wife, Katina Douglas of $8,753.45 being the unpaid principal balance of mortgage executed by Clinton Derice Keel and Wife, to Charles F. Lovell, Trustee, of record in Book 1927, Page 595, Register's Office for Davidson County, Tennessee, to secure Commerce Union Bank one note dated January 5, 1951, for $9,200.00 and future advances, with interest at 4% per annum, both principal and interest payable $48.57, beginning February 1, 1951, and monthly thereafter until January 1, 1976.

We, Clinton Derice Keel and Wife, Jean Shaff Keel

have bargained and sold, and by these presents do transfer and convey unto the said

Pete G. Douglas and Wife, Katina Douglas

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. 196 on the Map of Dalewood, Section 111, as of record in Book 1835, Page 20, Register's Office for said County.

Said Lot No. 196 fronts 73 feet on the east side of Ravenwood Drive and runs back between lines, 160 feet on the north line and 175 feet on the south line to a dead line in the rear on which it measures 74.6 feet.

Being the same property conveyed to Clinton Derice Keel and Wife, Jean Shaff Keel, by deed from Steven O. Martin and Wife, Frieda Pate Martin, of record in Book 1916, Page 267, said Register's Office.

Property conveyed subject to Restrictive covenants of record in Book 1229, Page 325 and in Book 1786, Page 80, which were filed for record prior to February 15, 1950, and restrictive covenants and easement of record in Book 1855, Page 223, said Register's Office, filed for record July 14, 1950.

The Plan of record in Book 1835, Page 20, said Register's Office, shows an Owner's Certificate, a 40-foot set-back line from Ravenwood Drive and a 10-foot easement along the east line of the lot for public utilities.

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