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WARRANTY DEED

FROM
Jackson Realty Company, Inc.

TO
Julia Brown Jackson

The Guaranty Title Co.
[redacted]
NASHVILLE, TENN.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 30th day of JULY A.D. 1932 at 10:12 A.M.
Noted in Book 78 Page 249
Recorded in Book ____ Page ____
Recording Fee $2.25
JAMES P. WILSON, Register
By C. McKnight Dep. Reg.

FORM 103 SMITH & HAMES CO., NASHVILLE

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

For and in Consideration of the sum of
Two Hundred Ten ($210.00) and no/100 - DOLLARS
paid and to be paid as follows: $20.00 cash in hand paid by Julia Brown Jackson, the receipt of which is hereby acknowledged, and for the remainder the said Julia Brown Jackson has executed her one promissory note, bearing even date herewith, for $190.00, falling due on or before December 6, 1950, and payable to the order of Jackson Realty Company, Inc., with interest at the rate of 6% per annum.

A lien is hereby expressly retained on the land herein conveyed to secure the payment of said note and interest.

JACKSON REALTY COMPANY, INC., a corporation organized and existing under the laws of the State of Tennessee, with its principal office at Nashville, has

~~bargained~~ bargained and sold, and by these presents do transfer and convey unto the said
Julia Brown Jackson, her
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the westerly one-half of lot No. 5 of Block "D" on the plan of Jackson Park, Section No. 2, as of record in book 843, page 21, Register's Office for said County.
Said part of lot No. 5 fronts 30 feet on the northerly side of Winding Way and runs back 147 feet on the westerly line and 149 feet, more or less, on the easterly line, to a dead line, measuring 31 feet thereon.
Being part of the property conveyed to Jackson Realty Company, Inc., by deed from Newman Cheek and wife, of record in book 846, page 702, said Register's Office.

The property in Jackson Park Subdivision (Section Two) 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 Two) shall be used only for residences for dwelling purposes, and only one residence may be built on each lot. Plans for residence must be approved by Newman Cheek.

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. No residence shall be built on any lot in any block in said subdivision (Section Two) to cost less than $6,000.00. No lot is to be re-subdivided. All residences in Section two of said subdivision shall be of brick or brick veneer, stone or stucco. No business house shall be constructed in Section Two of said subdivision. No outhouse shall be constructed until after the residence shall have been partly constructed or built within 85 feet of any street line and no

FULL RELEASE

10 July 1952.

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