K 2134

WARRANTY DEED

FROM

CLYDE L. OWENS ET UX

TO

GUS M. CAPPS

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 3rd day
of FEB 1953 at 2:15 o'clock P.M.
and recorded in Book 1954 Page 140
according Fee $2.00
JAMES P. WILSON, Register
By [illegible] Dpt. Reg.

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

FORM 103 JOYCE & PARKS CO., NASHVILLE

water creek bank

WARRANTY DEED

For and in Consideration of the sum of Sixty-eight Hundred ($6800.00) DOLLARS

cash in hand paid by Gus M. Capps, the receipt of which is hereby acknowledged,

We, Clyde L. Owens and wife, Ona A. Owens,

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

Gus M. Capps,

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

Two tracts of land in the 14th, formerly the 28th, Civil District of Davidson County, Tennessee, as follows:
TRACT NO. 1: Described according to a survey made by Cantrell, Connell and Morrison, Engineers, July 1952, as follows:
Beginning at an iron pin on the southern boundary line of the Capps property, said point being 291.9 feet eastwardly from the easterly margin of White's Creek Pike; thence with southern boundary line of said Capps' property north 58° 57' east 434 feet to a walnut tree; thence north 73° 16' east 208.3 feet to a cherry stump; thence south 10° 11' east 1154.2 feet to a point in the northern boundary line of the Billis' property at a twelve inch hickory; thence with the said Billis' northern boundary line south 82° 42' west 510 feet to an iron pin; thence north 18° 02' west 964.8 feet to the beginning, containing 14.06 acres.
TRACT NO. 2. Being lots Nos. 1, 2 and 3 on the plan of a subdivision of part of the Clyde L. Owens Tract, not of record, described according to a survey made by Cantrell, Connell and Morrison, Engineers, July 1952, as follows:
Beginning at an iron pin on the easterly margin of White's Creek Pike at the Southwest corner of the property conveyed to Capps; thence with the easterly margin of said White's Creek Pike southeastwardly 486.5 feet to the southwest corner of lot No. 4 of said subdivision; thence with the line between lots Nos. 3 and 4 northeastwardly 250 feet; thence north 18° 02' west 548.8 feet to an iron pin in the southern boundary line of said Capps' property; thence with the said southern boundary line of Capps' property South 58° 57' west 291.9 feet to the beginning.
Being part of the property conveyed to Clyde L. Owens and wife, Ona A. Owens, by deed from Ernest H. Williams and wife, of record in book 1323, page 8, Register's Office for said County.

Restrictive covenants as follows to apply to Tract No. 2:

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