2142

For and in consideration of the sum of $ 8,450.00 - - - - - - - - - - - - - - - - - - - - -

Eight Thousand Four Hundred Fifty and No/100 - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid by William E. Robinson and wife, Claudia C. Robinson, the receipt of which is hereby acknowledged, we,

W. F. RADER and wife, GLADYS RADER

have bargained and sold, and by these presents do transfer and convey unto the said William E. Robinson and wife, Claudia C. Robinson

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. 155 on the map of Sterling Heights, Section 5, as of record in Book 1835, page 37, Register's Office for Davidson County, Tennessee.

Said Lot No. 155 fronts 75 feet on the northerly side of Jonell Drive and runs back between parallel lines 160.8 feet to a dead line in the rear.

Being a part of the property conveyed to W. F. Rader and wife, Gladys Rader, by warranty deed from Charles R. Hazelwood and wife, Mary K. Hazelwood, of record in Book 2096, page 583, said Register's Office.

This conveyance is made subject to covenants and restrictions contained in an instrument executed by Wesley C. Miller et al, of record in Book 1787, page 427, and covenants and restrictions contained in an instrument executed by Kenwood Homes, Inc. and recorded in Book 1914, page 500; and the plan of record in Book 1835, page 37, Register's Office for Davidson County, Tennessee, which shows a 30-foot set-back line from Jonell Drive and a 10 foot easement for public utilities at the rear of the lot.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William E. Robinson and wife, Claudia C. Robinson their heirs and assigns, forever.

And we do covenant with the said William E. Robinson and wife, Claudia C. Robinson 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 1953 taxes which have been prorated and are hereby assumed by the purchasers.

And we, W. F. Rader and wife, Gladys Rader do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William E. Robinson and wife, Claudia C. Robinson their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 18th day of April, 19 53.

W F Rader

Gladys Rader

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 W. F. Rader and wife, Gladys Rader

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 18th day of April, 19 53

Commission expires July 6, 1955

O. G. Jones, Notary Public

WARRANTY DEED

FROM

W. F. RADER AND WIFE,

GLADYS RADER 96705

TO

WILLIAM E. ROBINSON AND WIFE,

CLAUDIA C. ROBINSON

STATE OF TENNESSEE
DAVIDSON

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