K 2244

WARRANTY DEED

FROM

Sweeney-Clark Realty Company, Inc.

8055

TO

A. R. Caruthers, Jr. et ux.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 7 day of JAN, 1954 at 2:45 o'clock P. M.
Noted in Book 21 Page 367
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By ____ Dep. Reg.

[redacted]
Guaranty Title
A DIVISION
Kansas City Title Ins
American Trust
S. W. Cor. Third
NASHVILLE, TE
FORM 103

WARRANTY DEED

For and in Consideration of the sum of ____

Ten and no/100 - ($10.00) - DOLLARS

cash in hand paid by A. R. Caruthers, Jr. and wife, Marjorie G. Caruthers, the receipt of which is hereby acknowledged, and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged.

SWEENEY-CLARK REALTY COMPANY, INC., a corporation organized and existing under the laws of the State of Tennessee, with its principal office at Nashville, has ____ bargained and sold, and by these presents do transfer and convey unto the said A. R. Caruthers, Jr. and wife, Marjorie G. Caruthers, their ____ heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being lot No. 100 on the Plan of Gra-Mar Acres, Section 1, as of record in book 2133, page 27, Register's Office for said County.
Said lot No. 100 fronts 130.42 feet on the easterly side of Saunders Avenue and extends back 302.2 feet on the northerly line and 297 feet on the southerly line to the westerly right-of-way line of the L. & N. Railroad, measuring 103 feet thereon.
Being part of the property conveyed to Sweeney-Clark Realty Company, Inc. by deed from Lois M. Hadley and husband, of record in book 2084, page 207, said Register's Office.

This conveyance is made subject to easement for public utility purposes, 100 foot building setback line and conditions of owners certificate as shown on plan in Book 2133, page 27; restrictive covenants contained in an instrument recorded in Book 2134, page 54; and amendment in an instrument changing Item No. 12 of the restrictive covenants in Book 2134, page 54, said Register's Office, as recorded in book 2139, page 65, said Register's Office.

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