K 2292

WARRANTY DEED

FROM

Lina Cofer Batten

87156

TO

Murry J. Martin et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
AUG 8 1956
at 1:12 o'clock P.M.
Noted in Book 2 Page 597
Recorded in Book Page
Recording Fee $ 3.50
JOHN W. HINTON, Register
By

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

Form 101

For and in Consideration of the sum of ---------- ($25,500.00) ----------

Twenty-five Thousand Five Hundred and no/100 ---------- DOLLARS

paid and to be paid by Murry J. Martin and wife, Ruth E. Martin as follows: $14,309.84 cash in hand paid, the receipt of which is hereby acknowledged, and for the remainder, the said Murry J. Martin and wife, Ruth E. Martin assume and agree to pay the balance of $11,190.16 of an original indebtedness of $12,000.00 secured by deed of trust executed by Joseph Minton Batten and wife, Lina Cofer Batten, to Herschel Greer, Trustee, dated May 24, 1952, filed May 29, 1952, and recorded in book 2109, page 212, Register's Office for Davidson County, Tennessee.

[redacted]

I, Lina Cofer Batten, widow

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

Murry J. Martin and wife, Ruth E. Martin, 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. 39 on the plan of Brookhaven Estates, as of record in book 1835, pages 49, 50 and 51, Register's Office for said County.
Said lot No. 39 fronts 121 feet on the westerly side of Overbrook Drive and extends back 271.78 feet on the northerly line and 297.6 feet on the southerly line to a dead line, measuring 188 feet thereon.
Being the same property conveyed to Joseph Minton Batten and wife, Lina Cofer Batten, by deed from Paramount Homes, Incorporated, of record in book 2083, page 511, said Register's Office, the said Joseph Minton Batten having since died.

This conveyance is made subject to easement for public utilities, 75-foot building setback line, two 4x15 anchor easements and conditions of owners certificate as shown on plan in book 1835, pages 49, 50 and 51; restrictive covenant contained in deed recorded in book 1786, page 501; restrictive covenant contained in an instrument recorded in book 1788, page 55; restrictive covenants contained in an instrument recorded in book 1969, page 609; and restrictive covenants contained in deed recorded in book 1578, page 276, placed upon premises by deed of record in book 2083, page 511, said Register's Office.

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