2nd Mail Bank of Goodlettsville

WARRANTY DEED

FROM 39584

GOODLETTSVILLE MENS CLUB, INC.

TO

B. L. POLK, J. C. MAYES, W. R. YOUNG, TRUSTEES OF GOODLETTSVILLE MASONIC LODGE # 271 F. & A. M.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record DEC 21 1954 day
at 12:20 o'clock P.M.
Noted in Book 93 Page 107
Recorded in Book ____ Page ____
Register's fee $2.00
By ____ D.C.

Attorneys Title Company
Titles Guaranteed

[redacted]

FORM 88

For and in Consideration of the sum of TWO THOUSAND AND NO/100 .....
.....($2,000.00)..... DOLLARS
cash in hand paid receipt of which is hereby acknowledged

We, the Goodlettsville Men's Club, Inc.
have bargained and sold, and by these presents do transfer and convey unto the said B. L. Polk, J. C. Mayes, W. R. Young, Trustees of the Goodlettsville Masonic Lodge #271 F. & A. M. their successors heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A tract of land in the 10th Civil District, Davidson County, Tennessee, a part of the front property of Percy Memorial Park and described according to a survey made by Stephen A. Draper 11-1-53 as follows:

Beginning at a point 198.3 feet West of Dickerson Pike on the northerly side of Memorial Drive the same being the Southwest corner of land conveyed to Roy Willis, et ux by Goodlettsville Men's Club, Inc., and following said Memorial Drive 100 feet to South East corner of tract of land conveyed to W. C. Moncrief & Co., Inc.; thence North 5 degrees 45' West 132.2 feet to a pin; thence North 5 degrees 45' West 20 feet across an alley; thence South 85 degrees 13' East 100 feet to a point; thence South 5 degrees 45' East 20 feet across an alley to a pin; thence South 5 degrees 45' East 134.9 feet to the point of beginning.

Being a portion of the same property conveyed to Goodlettsville Men's Club, Inc. of record in Book 2021, Page 391 and Book 2204, Page 266, Register's Office Davidson County, Tennessee.

The following restrictions are set forth by the Goodlettsville Men's Club for the above described property:

1. All exterior wall must be of masonry construction.
2. Front of all buildings must be of brick, stone, or glass.
3. No intoxicating beverages are allowed to be handled, stored, or sold on premises.
4. There is a minimum set back of 30 feet and set back from the rear of 60 feet.
5. All drainage in front of lots must conform to Davidson County Highway specifications.
6. The front set back on this tract can only be used for parking area. No fences or walls can be built on parking area in front of building.
7. Due to request of Davidson County Health Department no public laundry can operate on these premises, until public sewerage system has been installed.
8. Twenty foot alley in rear of tract, which is included in description of property must be kept open at all times, as the easement herein created is reserved for the benefit of all holders of other tracts in this area.