K 2452

Book 2705 Page 5

D 2705

WARRANTY DEED

FROM

Wilbur C. Sensing, Jr.

73569

TO

Samuel J. Rutherford and wife,

Elizabeth M. Rutherford

REGISTER'S OFFICE
STATE OF TENNESSEE)
DAVIDSON COUNTY)
Received for record 28 day
of SEP A.D. 1955
at 2:17 o'clock P.M.
Noted in Book 84 Page 280
Recorded in Book ____ Page ____
Recording Fee $.200
JAMES P. WILSON, Register
By ____ D.C. Reg.

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

FORM 103
The First Mortgage Co. of Nashville

84 PG 280

WARRANTY DEED

For and in Consideration of the sum of Five and No/100 ----------

----------DOLLARS

cash in hand paid by Samuel J. Rutherford and wife, Elizabeth M. Rutherford, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

I, Wilbur C. Sensing, Jr., an unmarried man,

----------have bargained and sold, and by these presents do transfer and convey unto the said Samuel J. Rutherford and wife, Elizabeth M. Rutherford, their

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

XEROXED

Being Lot No. 179 on the Plan of Brook Meade Section V, as of record in Book 2133, page 102, Register's Office for said County.
Said Lot No. 179 fronts 118 feet on the north side of Bresslyn Road, and runs back between lines 417.2 feet on the west line and 544 feet on the east line to a dead line in the rear on which it measures 175 feet.
Being the same property conveyed to Wilbur C. Sensing, Jr., by deed from James R. Pearigen, Trustee, of record in Book 2393, page 523, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to certain easements and restrictions, as follows:

The Plan of record in Book 2133, page 102, said Register's Office, shows an Owner's Certificate, a 60 foot minimum building setback line from Bresslyn Road and a 10 foot easement for public utility purposes along the north rear line of said lot.

Restrictive covenants of record in Book 2291, page 87, Register's Office for Davidson County, Tennessee.

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