K 2535

$30,000 Atlas Sheet Qty 1389 Parcel 3.6

WARRANTY DEED

FROM Louie L. Buck et ux

TO Thomas Grizzard et ux

Please put in City TAXES for

The Guaranty Title Co.
Titles Guaranteed



REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 13 day of APR A.D. 1955 at 12 M.
Noted in Book 1626 Page 270
Recorded in Book 1626 Page 1-225
Recording Fee $
JAMES P. WILSON, Register
By Dept. Reg.

For and in Consideration of the sum of $10.00

TEN & NO/100 DOLLARS

cash in hand paid and other valuable consider tions, the receipt of which is hereby acknowledged, and further considerations, grantees herein do hereby assume and agree to pay the unpaid balance of a loan secured by deed of trust executed by Louie L. Buck and wife, Olivia Stegall Buck to P. Bruce Robertson, Jr., Trustee, of record in Book 1762, page 271, Register's Office for Davidson County, Tennessee, to secure to The Prudential Insurance Company of America, the payment of a note dated October 5, 1949 for $15,000.00, with interest, we Louie L. Buck and wife, Olivia Stegall Buck
(Unpaid balance of loan is $11,901.08)

have bargained and sold, and by these presents do transfer and convey unto the said Thomas Grizzard and wife, Dorothy F. Grizzard, 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. 32 on the Plan of Gateway Acres, Second Addition, as of record in Book 1424, page 83, Register's Office for said County, and the westerly half of Old Wimbish or Lea Avenue in the rear of lot No. 32 on said plan, described as follows:

Beginning on the easterly margin of Ireland Lane at the north west corner of lot No. 31; thence with the easterly margin of said Ireland Lane northwardly 126.2 feet to the beginning of a curve; thence around said curve with a radius of 20 feet northeastwardly 33.13 feet to the southerly margin of Ireland Lane; thence with the southerly margin of Ireland Lane eastwardly 349.29 feet to the center of old Wimbish or Lea Avenue; thence with the center of same south 25° west 247.49 feet to a point being 15 feet east of the corner of lots Nos. 31 and 32; thence westwardly 15 feet to the corner of lots Nos. 31 and 32; thence continuing with a line between said two lots in the same direction 551.4 feet to the beginning.

Being the same property conveyed to Louie L. Buck and wife, Olivia Stegall Buck by two deeds, one from Ann Fisk Long, dated September 14, 1949, of record in Book 1762, page 269, and the other from F. N. McNeill, Jr. Executor and Trustee, dated February 5, 1952 and recorded in Book 2057, page 431, said Register's Office.

Subject to plat of record in Book 1424, page 83; easement for right-of-way of Old Wimbish or Lea Avenue lying within boundaries of premises; rights and option of record in Book 1627, page 216; agreement of record in Book 1627, page 216; and restrictions of record in Book 1627, page 216, and Book 1066, page 402, Register's Office for said County.

* I, F. N. McNeill, Jr., Executor and Trustee under will of Laura Lea Robertson, deceased, join in this conveyance for the purpose of giving my written consent for this conveyance, but in so doing I reserve the right to pass upon the purchaser or to exercise my option in the event Thomas Grizzard and wife, Dorothy F. Grizzard ever desire to sell the herein described property.

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