K 2545

WARRANTY DEED

FROM

Stephen H. McGaw et ux

8825

TO

Ben C. Cavalier

GEO. I. WADDEY & SON

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 5 day
of ... A.D. 1958
at ... o'clock
Noted in Book ... Page ...
Recorded in Book ... Page ...
Recording Fee $2.00
JAMES P. WILSON, Register
By ... Dep. Reg.

Compliments of
Guaranty Title Company
[redacted]

WARRANTY DEED

For and in Consideration of the sum of Ten ($10.00) and no/100 - DOLLARS

Cash, paid by Ben C. Cavalier, and other valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged.

We, Stephen H. McGaw and wife, June Moody McGaw

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

Ben C. Cavalier, his

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

Being Lot No. 121 on the Plan of Hillwood Estates, Section 8, as of record in Book 2133, page 123, Register's Office for said County, described as follows: Beginning on the northeasterly margin of Elizabethan Drive at the corner of Lots Nos. 120 and 121; thence with the line between said two lots northeastwardly 177.98 feet; thence north 18° 30' east 139.6 feet; thence north 14° 51' west 139.6 feet to the corner of lots Nos. 121 and 122; thence with the line between said two lots southwestwardly 357 feet to the northeasterly margin of Elizabethan Drive; thence with same southeastwardly 243.23 feet to the beginning.
Being the same property conveyed to Stephen H. McGaw and wife, June Moody McGaw by deed from H. G. Hill Realty Company, dated September 23, 1954, filed September 29, 1954, and recorded in book 2299, page 489, said Register's Office.

This conveyance is made subject to ten-foot utility easement along the southeasterly and rear line of premises, 15-foot easement for N. E. S. across rear portion of premises, 1 0-foot building setback line, and conditions of owners certificate, as shown on plan of record in book 2133, page 123, Register's Office for said County, and restrictive covenants contained in deed from H. G. Hill Realty Company to Stephen H. McGaw and wife, dated September 23, 1954, filed September 29, 1954, and recorded in book 2299, page 489, said Register's Office.

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