K 2633

GT-982 #11,950

WARRANTY DEED

FROM

Russell B. Anderson et ux

2541 28

TO

Thomas Durham Hudgens et ux

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

RECEIVED STATE TAX

DEC 1956

Register

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

WARRANTY DEED

For and in Consideration of the sum of Eleven Thousand Nine Hundred Fifty and no/100---

------($11,950.00)---------- DOLLARS

cash in hand paid by Thomas Durham Hudgens and wife, Elizabeth Sue Hudgens, the receipt of which is hereby acknowledged,

We, Russell B. Anderson and Ira J. Estes, Jr., d/b/a Anderson & Estes

have bargained and sold, and by these presents do transfer and convey unto the said Thomas Durham Hudgens and wife, Elizabeth Sue Hudgens,

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. 19 on the plan of Beverly Heights, Section 1, as of record in book 2331, page 26, Register's Office for said County.
Said lot No. 19 fronts 100 feet on the westerly side of Hopedale Drive and runs back 300.6 feet on the northerly line and 310.8 feet on the southerly line to a dead line, measuring 37 feet thereon.
Being part of the real property conveyed to Russell B. Anderson and Ira J. Estes, Jr., d/b/a Anderson & Estes, by deed from Herschel Greer, et al, of record in book 2447, page 470, said Register's Office.

This conveyance is made subject to easement for public utilities across the rear 10 feet of premises, 30-foot building setback line from Hopedale Drive and conditions of owners certificate, as shown on plan in book 2331, page 26, Register's Office for Davidson County, Tennessee, and restrictive covenants contained in an instrument executed by Lowell Walker, et al, of record in book 2401, page 391, said Register's Office.

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