BK 2635

APPROVED AS TO LEGALITY ON
THIS 11th day of Jan 1957
BY Gilbert J. Hutchison

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable considerations paid by Basil W. Elliston and wife, Martha J. Elliston

I, Gordon Lovell, an unmarried man

have bargained and sold, and by these presents do transfer and convey unto the said Basil W. Elliston and wife, Martha J. Elliston

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

Section 1X

Being Lot No. 327 on the Plan of Brookmeade Subdivision as of record in Plan Book 2331, Pages 34 and 35, Register's Office for said County.

Said Lot No. 327 fronts 99.0 feet on the westerly side of Newberry Road and extends back between ~~parallel~~ lines, a total of 477.9 feet on the northerly side, which is a broken line, and 412.7 feet on the southerly side, to a dead line in the rear, measuring 172.0 feet thereon.

Being the same property conveyed to Gordon Lovell, an unmarried man, by deed from Brookmeade Subdivision, Inc., a Tennessee corporation, as of record in Book 2592, page 305, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in instrument of record in Book 2436, page 553 Register's Office for Davidson County, Tennessee. The plan of record in Book 2331, pages 34 and 35 said Register's Office, shows an Owner's certificate, a 50 foot building setback line from Newberry Road, a 10 foot easement for public utilities along the rear and 2.5 x 20 foot anchor easement on the northeast corner of said lot.

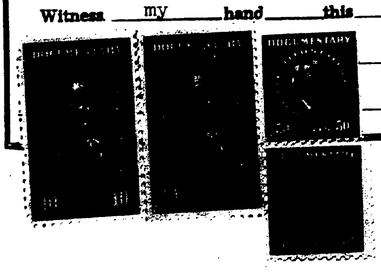
To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Basil W. Elliston and wife, Martha J. Elliston their heirs and assigns, forever.

And I do covenant with the said Basil W. Elliston and wife, Martha J. Elliston that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Gordon Lovell do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Basil W. Elliston and wife, Martha J. Elliston their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness my hand this 31st day of December, 19 56

Gordon C. Lovell
(Gordon Lovell)



PG 49