WARRANTY DEED

FROM

H. G. Hill Realty Company

32908

TO

Duke J. Rose et ux.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 11 ... MAR ... 1967
306 ... 646
Recording fee ...
JAMES P. WILLIAMS, Register
By ... Dept. Reg.

Compliments of
Guaranty Title Company

WARRANTY DEED

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

cash in hand paid by Duke J. Rose and wife, Gene Allen Kennedy Rose, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

H. G. HILL REALTY COMPANY, a corporation organized and existing under the laws of the State of Tennessee, with its principal office at Nashville, has

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

Duke J. Rose and wife, Gene Allen Kennedy Rose,

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. 25 on the plan of Hillwood Estates, Section 3, as of record in book 1835, page 135, Register's Office for said County, described as follows: Beginning on the northeasterly margin of Wilsonia Drive at the corner of lots Nos. 24 and 25; thence with the line between said two lots northeastwardly 375 feet to the corner of lots Nos. 15, 16, 24 and 25; thence with the line between said lots Nos. 14, 15 and 25 southeastwardly 322.6 feet to a telephone pole in the northwesterly line of lot No. 12; thence with the line between said lots Nos. 12 and 25 southwestwardly 91.5 feet to a concrete monument; thence south 41° 35' west 289.5 feet to the northeasterly margin of said Wilsonia Drive; thence with same northwestwardly 275 feet to the beginning.
Being part of the real property conveyed to H. G. Hill Realty Company by deed from H. G. Hill and wife, of record in book 731, page 542, said Register's Office.

This conveyance is made subject to ten-foot utility easement along the easterly and rear line of premises, building setback line from Wilsonia Drive, and conditions of owners certificate, as shown on plan of record in book 1835, page 135, Register's Office for Davidson County, Tennessee, and restrictive covenants as follows: