BK 2690

WARRANTY DEED

FROM
Consolidated Developments, Inc.

46176

TO
City of Nashville

(Tract of Land on Plan of Charlotte Park, Sec. I, Davidson County, Tenn.)

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 23 day of JUL A.D. 1957 at 2:32 o'clock P.M.
Noted in Book 88 Page 399
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By M. M. Smith Dpt. Reg.

Attorneys Title Company
Titles Guaranteed
Suite 5, Stahlman Bldg.
NASHVILLE, TENN.

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For and in Consideration of the sum of ($1.00)
One and no/100 - DOLLARS

Cash in hand paid by the City of Nashville, and other valuable consideration, the receipt of which is hereby acknowledged,

Consolidated Developments, Inc., has

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

CITY OF NASHVILLE

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

Land in the Eighth, formerly the 12th, Civil District of Davidson County, Tennessee, as shown on the Plan of Charlotte Park, Section I, as of record in Book 2663, pages 2, 3, 4, 5, and 6, Register's Office of Davidson County, Tennessee, more particularly described as follows:

Beginning at a concrete monument, the northwest corner of Lot No. 54, and running 90.0 feet easterly to a concrete monument, the common corner of Lots Nos. 54 and 55; thence northeasterly 89.2 feet to a concrete monument in the northerly boundary line of Lot No. 55; thence north 3° 31' west 347.5 feet to a concrete monument; thence south 25° 30' west 461.0 feet to a concrete monument in the northerly boundary line of Lot No. 53; thence easterly 42.3 feet to a concrete monument, the northeast corner of Lot No. 53; thence in a southerly direction 146.6 feet, along the easterly margin of Lot No. 53, to a concrete monument in the northerly margin of American Road, being the southeast corner of Lot No. 53; thence in an easterly direction 20 feet, along the northerly margin of American Road, to a concrete monument, being the southwest corner of Lot No. 54; thence in a northerly direction 147.7 feet, along the westerly margin of Lot No. 54, to a concrete monument, the northwest corner of Lot No. 54, being the point of beginning. Calls Nos. 6 through 8 constitute a 20 foot strip of land running from the northerly side of American Road to the property being conveyed in this instrument. This strip of land is bounded on the westerly side by Lot No. 53 and on the easterly side by Lot No. 54.

It is hereby declared that this strip of land will constitute a perpetual easement for the purpose of ingress and egress to Lots Nos. 53 and 54.

Being part of the property conveyed to Consolidated Developments, Inc., by deed from Roy L. Goddard and wife, Evelyn Anderson Goddard, of record in Book 2490, page 229, Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements of record in Book 2663, pages 2, 3, 4, 5, and 6, and restrictions of record in Book 2636, page 490, both Register's Office of Davidson County, Tennessee.

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