BK 2691

WARRANTY DEED

FROM 47349

Robert Lee Gilmore

TO

J. B. McClain, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE)
DAVIDSON COUNTY)
Received for record 1 day
of AUG A.D. 1957
at 11:01 o'clock A M.
Noted in Book 88 Page 453
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Dpt. Reg.

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 Thirteen Thousand One Hundred Fifty and No/100 - - - - - - - - - - - - - - - - ($13,150.00) - - - - - - - - - - - - - - - DOLLARS

of which $1,950.00 has been paid by J. B. McClain and wife, Frances McClain, the receipt of which is hereby acknowledged, and for the remainder the said J. B. McClain and wife, Frances McClain, assume and agree to pay the balance of $11,200.00 of an original indebtedness of $11,250.00, secured by deed of trust executed by Robert Lee Gilmore to John W. Murphree, Trustee, of record in book 2519, page 85, and assigned to Union Dime Savings Bank by instrument of record in book 2525, page 239, Register's Office for Davidson County, Tennessee,

I, Robert Lee Gilmore, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said J. B. McClain and wife, Frances McClain, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 6th Civil District of said County and State, being lot No. 165 on the Plan of Abbay Hall, Section 2, as of record in book 2331, page 38, Register's Office for said County.
Said lot No. 165 fronts 102 feet on the southerly side of Coventry Drive and runs back 293.5 feet on the easterly line and 295 feet on the westerly line to a dead line, measuring 102 feet thereon.
Being the same real property conveyed to Robert Lee Gilmore by deed from Melview Homes, Inc., of record in book 2537, page 549, said Register's Office.

This conveyance is made subject to 10-foot easement for public utilities along the rear line of premises, 40-foot building setback line from Coventry Drive and conditions of owners certificate, as shown on plan in book 2331, page 38; and restrictive covenants contained in an instrument executed by Ferriss C. Bailey, Trustee, of record in book 2438, page 108, Register's Office for Davidson County, Tennessee.

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