K 2695

WARRANTY DEED

FROM

Hazen H. Kreis, et ux

TO

Elmer C. Duke, Jr., et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 29 day
of AUG A.D. 1957
at 2:35 o'clock P M.
Noted in Book 88 Page 538
Recorded in Book Pgs.
Recording Fee $2.00
JAMES P. WILSON, Register
By Dpt. Reg.

F 0542

S. W. Cor. Third

NASHVILLE, TE

WARRANTY DEED

For and in Consideration of the sum of TEN ($10.00)

DOLLARS

and other good and valuable considerations, including the assumption and agreement by Elmer C. Duke, Jr. and wife, Helen S. Duke, to pay the balance owing on the property herein conveyed under a deed of trust executed by Hazen H. Kreis and wife, Marie M. Kreis, to Hershell Greer, Trustee, dated May 15, 1956, of record in Book 2520, page 143, Register's Office for Davidson County, Tennessee, said deed of trust securing a note of even date in the principal amount of Fifteen Thousand, Three Hundred ($15,300.00) Dollars with interest at the rate of 4½% per annum on the unpaid balance until paid, we, Hazen H. Kreis and wife, Marie M. Kreis,

have bargained and sold, and by these presents do transfer and convey unto the said Elmer C. Duke, Jr. and wife, Helen S. Duke, their

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

Land in Davidson County, Tennessee, being Lot No. 805 on the plan of Brentwood Hall, Section 8, as of record in book 2330, page 52, Register's Office for Said County.

Said Lot No. 805 fronts 101 feet on the easterly side of Overton Road and runs back 212 feet on the northerly line and 211 feet on the southerly line to a dead line in the rear on which it measures 101.1 feet.

Being part of the property conveyed to Hazen H. Kreis and wife, Marie M. Kreis, by deed from W. P. Russell and wife, Virginia C. Russell, recorded in Book 2538, page 574, R.O.D.C., Tennessee.

Ten-foot easement for public utilities along the easterly line of premises, 50-foot building setback line from Overton Road, and conditions of owners certificate, as shown on plan of record in Book 2330, page 52, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument executed by Thomas M. Pritchett, et al, dated September 13, 1955, filed September 13, 1955, and recorded in book 2449, page 369, Register's Office for Davidson County, Tennessee.

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