K 2746

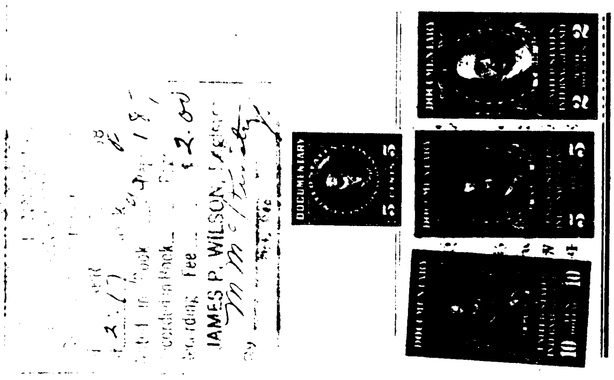
WARRANTY DEED

FROM

C. J. Sain et ux

TO

James G. Hayes et ux



WARRANTY DEED

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

DOLLARS

Cash in hand paid by James G. Hayes and wife, Helen G. Hayes, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

We, C. J. Sain and wife, Celestine F. Sain,

have bargained and sold, and by these presents do transfer and convey unto the said James G. Hayes and wife, Helen G. Hayes, 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. 93 on the Plan of Castlewood Estates, Section 2, as of record in Book 2331, page 91, Register's Office for said County. Said lot No. 93 fronts 110 feet on the northerly side of Selma Avenue and runs back 150 feet on the westerly line and 236 feet on the easterly line to a dead line, measuring 139.2 feet thereon.

Being part of the real property conveyed to C. J. Sain and wife, Celestine F. Sain, by deed from Charles V. Hauck and wife, dated March 21, 1957, filed March 25, 1957, and recorded in Book 2641, page 516, said Register's Office.

This conveyance is made subject to a 10-foot easement for public utilities along the rear line of premises, 100-foot building setback line, and conditions of owners certificate, as shown on plan of record in Book 2331, page 91, said Register's Office, the latter providing that no lot shall be subdivided or changed to produce less area until a system of sewers is installed and approved, and not then if less area results than established by restrictions on property, and to restrictive covenants contained in an instrument executed by Herbert N. Jordan, Trustee, dated June 14, 1955, filed September 20, 1955, and recorded in Book 2450, page 469, placed upon premises by an instrument executed by Herbert N. Jordan, Trustee, dated January 10, 1956, filed January 10, 1956, and recorded in Book 2488, page 295, said Register's Office.

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