BK 2796

WARRANTY DEED

FROM Herlen D. Davidson and wife,

Bonnie B. Davidson

TO

Arthur F. Dean

88213

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 10 day
JUL A.D. 1958
at 3:31 o'clock P.M.
Noted in Book 76 Page 610
Recorded in Book Page
Recording Fee $2.20
JAMES P. WILSON, Register
By Dpt. Reg.

Attorneys Title Company
Titles Guaranteed
Bldg.
TN.

Mail to Mr. A.F. Dean 415 Donelson Pike, Donelson, Tenn.

WARRANTY DEED ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of ----------$10.00----------

Ten and No/100 ---------- DOLLARS

Cash in hand paid by Arthur F. Dean, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in the further consideration of the said Arthur F. Dean assuming and agreeing to pay one note executed by James G. UpChurch and wife, Eulalia McGill Upchurch, June 13, 1953, in the principal amount of $9,350.00 plus interest at the rate of 4½% per annum, payable in monthly installments of $51.98. Said note is secured by a deed of trust to John W. Murphree, Trustee, of record in Book 2205, page 413, Register's Office for Davidson County, Tennessee. Said note was assigned to the East River Savings Bank of New York, by instrument of record in Book 2220, page 211, Register's Office for said County.

We, Herlen D. Davidson and wife, Bonnie B. Davidson,

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

Arthur F. Dean, his .....

.....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. 1, Cloverdale Subdivision, as of record in Book 2133, page 9, Register's Office for said County.

Said Lot No. 1 fronts 159.7 feet along the curve on the northerly side of Woodbury Drive, and runs back 145 feet on the westerly line and 180 feet on the easterly line to a dead line in the rear on which it measures 63.2 feet.

Being the same property conveyed to Herlen D. Davidson and wife, Bonnie B. Davidson, by deed from James G. Upchurch and wife, Eulalia McGill Upchurch, of record in Book 2157, page 47, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants, easements and setback lines of record.

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