K 2807

WARRANTY DEED

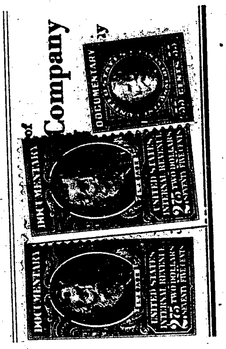
FROM

David G. Brown, et ux

TO

C. W. Ford, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 6 day
of OCT 1958
at 11:30 o'clock A M
Noted in Book Page
Recorded in Book Page
Recording Fee $2.00
JAMES P. WILSON, Register
By Dpc. Reg.



For and in Consideration of the sum of Eleven Thousand Five Hundred and no/100 ($11,500.00) DOLLARS of which sum $5,011.03 has been paid in cash, the receipt of which is hereby acknowledged, and for the remaining amount C. W. Ford and wife, Rebekah Clark Ford have assumed and agreed to pay the unpaid balance of $6,488.97 of an indebtedness in the original amount of $8,200.00 dated September 1, 1950, with interest from date at the rate of 4½% per annum, payable in monthly installments of $45.59 on the first day of each month until the principal and interest are fully paid, and said note is secured by a deed of trust executed by David G. Brown and wife, Nelldine C. Brown to Marvin K. Barry, Trustee, dated September 1, 1950, filed September 18, 1950, and recorded in book 1893, page 33, Register's Office For Davidson County. Tennessee, and said note and deed of trust securing the same have been assigned to East River Savings Bank by instrument dated October 22, 1951, filed March 19, 1952, and recorded in book 2074, page 391, said Register's Office,

we, David G. Brown and wife, Nelldine C. Brown have bargained and sold, and by these presents do transfer and convey unto the said C. W. Ford and wife, Rebekah Clark Ford 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. 15 on the Plan of Dugger Heights, Section 2, as of record in book 1424, page 135, Register's Office for said County, described as follows:
Beginning on the northerly margin of Sheridan Drive at the corner of lots Nos. 15 and 16; thence with the line between said two lots northerly 131 feet to the corner of lots Nos. 14, 15 and 16; thence with the line between lots Nos. 14 and 15 westerly 146 feet to the easterly margin of Wendell Avenue; thence with the same southerly 115.5 feet to the beginning of a curve; thence around said curve having a radius of 20 feet southeasterly 32.13 feet to the northerly margin of Sheridan Drive; thence with same easterly 120 feet to the beginning.
Being the same real property conveyed to David G. Brown and wife, Nelldine C. Brown, by deed from Dalewood Homes, Inc., dated September 1, 1950, filed September 18, 1950, and recorded inbook 1882, page 137, said Register's Office.
This conveyance is made subject to a ten-foot easement for public utility purposes along northerly line of premises, 60-foot building setback line from Wendell Avenue and Sheridan Drive, and conditions of owners certificate, as shown on plan of record in book 1424, page 135, said Register's Office, by instrument of record in book 1846, page 361, said Register's office, the easement along the northerly line of premises was moved southerly 2½ feet 6 inches; and to restrictive covenants contained in deed of record in book 975, page 214, as amended by instrument of record in book 1757, page 309, said Register's Office; and to restrictive covenants of record in

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