K 2811

Al Evans, et ux

WARRANTY DEED

FROM 3418

Al Evans, et ux

TO

Charles N. Armstrong, et ux

STATE OF TENNESSEE
DAVIDSON COUNTY
Received for Record
Date 9/31 Time 10:31
Book 0453
Recorded in Book
Recording Fee 2.00
JAMES F. WILSON, Register
By M. Kinsey D.C.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S.W. Cor. Third & Union
NASHVILLE, TENNESSEE

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

DOLLARS

cash in hand paid by Charles N. Armstrong and wife, Helen W. Armstrong, and other good and valuable considerations, receipt of all of which is hereby acknowledged, and for the remaining amount Charles N. Armstrong and wife, Helen W. Armstrong, have assumed and agreed to pay the unpaid balance of $17,855.38 of an original indebtedness of $18,350.00 dated July 3, 1956, with interest on said principal sum, or the unpaid balance therof, at the rate of 6% per annum payable monthly, said principal andinterest being payable on an amortized plan of 300 installments of $118.25 each, the first of such installments being due and payable on the first day of August, 1956, and one on the first day of each month thereafter for 299 months, said note is secured by a deed of trust executed by Al Evans and wife, Laura Evans, to E. A. Covington, Trustee, dated July 3, 1956, filed July 10, 1956, and recorded in book 2530, page 15, Register's Office for Davidson County, Tennessee,

we, Al Evans and wife, Laura Evans

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

Charles N. Armstrong and wife, Helen W. Armstrong

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 8th Civil District of Davidson County, Tennessee, being lot No. 370 on the Plan of West Meade Farms, Inc. , Section "K", of record in book 2133, page 47, said Register's Office.
Said Lot No. 370 is situated on the westerly corner of the intersection of West Meade Drive and Brownlee Drive, fronting 219 feet on the southwesterly margin of West Meade Drive and 179 feet on the northwesterly margin of Brownlee Drive, said frontages being joined by a curve having a length of 39.3 feet and a radius of 25 feet; the said lot extends back from Brownlee Drive 233.8 feet on the southwesterly side and from West Meade Drive 168 feet on the northwesterly side.
Being the same real property conveyed to Al Evans and wife, Laura Evans by deed from H. M. Wooden and wife, dated June 18, 1956, filed July 10, 1956, and recorded in book 2545, page 411, said Register's Office,
This conveyance is made subject to a ten-foot easement for public utility purposes along the northwesterly and southwesterly lines of premises, 60-foot building setback line from West Meade and Brownlee Drives, and conditions of owners certificate, as shown on plan of record in book 2133, page 47, 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 of record in book 2147, page 233, said REgister's Office.

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