K 2881



**WARRANTY DEED**

FROM

JAY C. EVANS AND WIFE,

SARAH C. EVANS

TO

S. J. DALE AND WIFE,

LETTIE C. DALE

STATE TAX $ 17

Attorneys Title Company

G. W. ALLEN & CO. INC.
SALES-RENTS-LOANS
AND INSURANCE
6-8149 • 6-8140 212 UNION ST.

WARRANTY DEED — ATTORNEYS TITLE COMPANY

**For and in Consideration of** the sum of ----------

Ten and no/100----------($10.00)---------- DOLLARS

cash in hand paid and other good and valuable considerations the receipt of which is hereby acknowledged.

We, Jay C. Evans and wife, Sarah C. Evans have bargained and sold, and by these presents do transfer and convey unto the said S. J. Dale and wife, Lettie C. Dale 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, in the 15th Civil District, being parts of two tracts of land conveyed to Jay C. Evans, by deed of Record in Book 985, page 256, and Book 1449 page 161, Register's Office for said County, and more particularly described as being on the northeast side of Cooper Road, beginning at a concrete monument at Demarius Drive and Cooper Lane, being at the end of a 25 foot radius nearest Cooper Lane and being at the south west corner of Riverwood Heights, Section 6; thence South 38 deg. 52' East 900.0 feet with the margin of Cooper Lane to a concrete monument; thence North 51 deg. 8' East 190.0 feet to a concrete monument; thence North 29 deg. 09' West 181.1 feet to a concrete monument; thence North 65 deg. 02' West 134.8 feet to a concrete monument; thence North 47 deg. 54' West 155.1 feet to a point in the center line of Cooper Court; thence with a curve having a radius of 260.0 feet, being the center of Cooper Court, a distance of 52.99 feet; thence North 59 deg. 34' West 142.2 feet to a concrete monument; thence North 20 deg. 39' West 190.2 feet to a concrete monument; thence North 71 deg. 26' West 22.6 feet to a concrete monument; thence North 45 deg. 32' West 128.7 feet to a concrete monument in the margin of Demarius Drive; thence southwesterly with a curve having a radius of 429.73 feet a distance of 50.0 feet to a concrete monument; thence South 51 deg. 08' West 94.43 feet to a concrete monument; thence with a 25 foot radius 39.26 feet to the point of beginning.

Being the same property conveyed to Jay C. Evans, by two deeds from The Union Life Insurance Company, in Book 985, page 256 and Book 1449, page 161, Register's Office for Davidson County, Tennessee.

If and when any adjoining land is sold and same is subdivided by seller or purchaser the seller herein agrees to restrict any lots that may adjoin the said land herein conveyed to residential property with a floor space of not less than 1,000 square feet, excluding garages. All houses to be constructed of brick or stone and meet F.H.A. requirements.

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