BK 2959

Please mail to Mr. James A. Sanders, 5/2 Lemont Drive, Nashville, Tenn.

WARRANTY DEED

FROM 50205

Maddux Construction Company

TO

James Andrew Sanders, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 8 day of SEP A.D. 1959 at 1:50 o'clock P.M.
Noted in Book 94 Page 57
Recorded in Book Page
Recording Fee $2.20
JAMES P. WILSON, Register
By

le Company
ranted
Chapman Bldg.



For and in Consideration of the sum of ----------$15,800.00----------

Fifteen Thousand Eight Hundred and No/100---------- DOLLARS

Cash in hand paid by James Andrew Sanders and wife, Lynnie A. Sanders, the receipt of which is hereby acknowledged,

Maddux Construction Company, a partnership composed of Drew R. Maddux and Ford L. Maddux,

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

James Andrew Sanders and wife, Lynnie A. Sanders,

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. 327 on the Plan of Section XI, Gra Mar Acres, of record in Book 2663, page 113, Register's Office for said County, described as follows:

Beginning at a point in the easterly margin of Lemont Drive at the corner of Lots Nos. 327 and 328; thence along said Drive, south 150.6 feet to a monument; thence around a curve in a southeasterly direction 39.27 feet to a monument in the north margin of Broadmoor Drive; thence east along said Drive, 190.6 feet to a monument; thence north along the rear line of said lot 183.3 feet to a monument at the corner of Lots Nos. 327 and 328; thence west along the line between said lots, 229.2 feet to the beginning point.

Being part of the property conveyed to Maddux Construction Company, a partnership composed of Drew R. Maddux and Ford L. Maddux, by deed from Sweeney-Clark Realty Co., Inc., of record in Book 2875, page 610, said Register's Office.

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

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