Return to GUAR. TITLE

12,750.00
& 1.57 tax

WARRANTY DEED

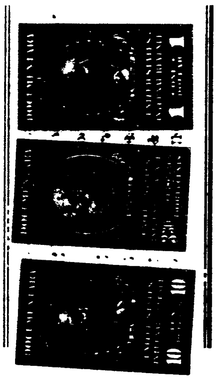
FROM 82828

Walnut Homes, Inc.

TO

Kenneth R. Powell, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 5 day
of May A.D. 1959
at 3:20 o'clock P.M.
Noted in Book 25 Page 663
Recording Fee $2.00
JAMES P. WILSON, Register
By [illegible]



WARRANTY DEED

For and in Consideration of the sum of ten and no/100----------
----------($10.00)----------DOLLARS
cash in hand paid by Kenneth R. Powell and wife, Kathleen O. Powell and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Walnut Homes, Inc., a Tennessee corporation, organized and existing under the laws of the State of Tennessee with its principal office at Nashville, has

~~bargained~~ and sold, and by these presents do transfer and convey unto the said Kenneth R. Powell and wife, Kathleen O. Powell, 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. 155 on the Map of Charlotte Park, Section II, as of record in book 2663, pages 22 and 23, Register's Office for said County. Said lot No. 155 fronts 90.0 feet on the southeasterly side of Bagleyshop Drive, and extends back 139.4 feet on the southwesterly line and 109.3 feet onthe northeasterly line, to a line in the rear on which it measures 57.9 feet.

Being part of the real property conveyed to Walnut Homes, Inc., by deed from Consolidated Developments, Inc., dated July 20, 1959, filed July 30, 1959, and recorded in book 2927, page 465, said Register's Office.

This conveyance is made subject to a pumping charge agreement of record in book 2593, page 566, said Register's Office, a ten-foot easement fer public utility purposes along rear and southwesterly lines of premises, 40-foot building setback line from Bagleyshop Road, and conditions of owners certificate, as shown on plan of record in book 2663, page 22, said Register's Office, and to restrictive covenants contained in an instrument of record in book 2689, page 38, said Register's Office.