BK 3096

Return to
GUAR. T. Co. 15290.00
6 15292.00

WARRANTY DEED

FROM

Harry Zeitlin, et al

TO 89342

Earl W. Owen, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 17 day
of Dec. A.D. 1960
at 2:14 o'clock P.M.
Noted in Book 96 Page 105
Recorded in Book Page
Recording Fee $4.50
JAMES F. WILSON, Register
By

DOCUMENTARY

Compliments of
Guaranty Title Company
A Division of

DOCUMENTARY INTERNAL REVENUE 15
DOCUMENTARY INTERNAL REVENUE 22
DOCUMENTARY INTERNAL REVENUE 10

WARRANTY DEED

For and in Consideration of the sum of ten and no/100----------

----------($10.00)----------DOLLARS

cash in hand paid by Earl W. Owen and wife, Vivian Owen, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Harry Zeitlin; Manuel Construction Company and Allan Construction Company, Tennessee corporations, organized and existing under the laws of the State of Tennessee, with their principal offices in Nashville,

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

Earl W. Owen and wife, Vivian Owen, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being lot No. 326 on the Plan of Sunset View, Section 6, as of record in Plan Book 2900, pages 54 and 55, Register's Office for said County.

Said lot No. 326 fronts 90 feet on the northerly side of Kimberly Road and extends back 246.1 feet on the westerly line and 245 feet on the easterly line to a dead line, measuring 98.6 feet thereon.

Being part of the real property conveyed to Harry Zeitlin, Manuel Construction Company, A Tennessee corporation, and Allan Construction Company, a Tennessee corporation, by deed from Herman McCallum, dated January 29, 1960, filed February 16, 1960, and recorded in book 3029, page 127, said Register's Office.

This conveyance is made subject to a ten-foot easement for public utility purposes along rear line of premises, 100-foot building setback line from Kimberly Road, and conditions of owners certificate as shown on plan of record in book 2900, pages 54 and 55, said Register's Office, and by instrument of record in book 3028, page 188, said Register's Office, said setback line was reduced to 105 feet, and to restrictive covenants contained in an instrument of record in book 2995, page 413, said Register's Office.

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