17415

WARRANTY DEED

FROM

Mrs. Clara Schnupp Rottaro

TO

Mrs. Imelda Rottaro Everhart

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record
DEC 19 A.D. 1960
at 2:19 o'clock P.M.
Noted in Book 97 Page 532
Recorded in Book 3164 Page 305
Recording Fee
JAMES T. WILSON, Register
By [illegible] D.C.

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

WARRANTY DEED

For and in Consideration of the sum of Ten and No/100 - - - - - - - - - -

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

PAID IN CASH, by Mrs. Imelda Rottero Everhart to Mrs. Clara Schnupp Rottero, the receipt of which is hereby acknowledged and other valuable considerations, I, Mrs. Clara Schnupp Rottero, a widow,

have bargained and sold, and by these presents do transfer and convey unto the said Mrs. Imelda Rottero Everhart, to her sole and separate use, free from debts, contracts, or liabilities of her present or any future husband she might have, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Land in the Thirteenth Cival District of Davidson County, Tennessee, more particularly described according to a survey by W. W. Turner Company , as follows: Starting with a concrete monument at the west end of the return at the northwest corner of the intersection of Echo Lane and the Clarksville Pike, and running thence in a westerly direction along the northerly margin of Echo Lane 614.4 feet to an iron pin and the point of beginning for this parcel of land; thence leaving said lane at right angles in a northerly direction 393.0 feet to an iron pin; thence in a westerly direction 117.0 feet to an iron pin; thence in a southerly direction 392.1 feet to an iron pin in the northerly margin of Echo Lane; thence in an easterly direction along the northerly margin of said lane 117.0 feet to the point of beginning. The above described tract No. 2 is subject to a 75 foot minimum building setback line from Echo Lane and a 10 foot utility easement across the rear of said tract, and being part of the property conveyed to Louis J. Rottero and wife Clara Schnupp Rottero by deed from Homeland, Incorporated, dated December 12, 1954, and recorded in Book No. 2336, Page 106, R.O.D.C., Tennessee, and the said Louis J. Rottero has since died.

References is made to Restrictive Covenants of record in Book 1129, Page 243, and also in Book 2336, Page 106, R.O.D.C., Tennessee.