K 3165

WARRANTY DEED

FROM

George Hunt, et al

TO

Eva Y. Hooven

12911

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 21 day
of Dec. A.D. 1960
at 9:45 o'clock A.M.
Noted in Book 3165 Page 45
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By _____ D.T.

Compliments of
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 two thousand and no/100----------

----------($2,000.00)--------DOLLARS

cash in hand paid by Eva Y. Hooven, the receipt of which is hereby acknowledged,

we, George Hunt and Ernest Radabaugh

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

Eva Y. Hooven, her

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

Being lot No. 95 on the Plan of Beverly Heights, Section 2, as of record in book 2331, page 42, Register's Office for said County. Said lot No. 95 fronts 105 feet on the northeasterly side of Torbay Drive and extends back 243.2 feet on the northwesterly line and 311.2 feet on the southeasterly line to a dead line, measuring 185.5 feet thereon.

Being part of the real property conveyed to George Hunt and Ernest Radabaugh by deed from Trans-Southern Corporation, dated August 18, 1960, filed August 19, 1960, and recorded in book 3105, page 261, said Register's Office.

This conveyance is made subject to a ten-foot easement for public utility purposes along northwesterly and rear lines of premises, 40-foot building setback line from Torbay Drive, pumps to be used on premises for sewage disposal or otherwise approved by the Davidson County Health Department, and conditions of owners certificate, as shown on plan of record in book 2331, page 42, said Register's Office, and to restrictive covenants contained in an instrument of record in book 2440, page 199, said Register's Office.

PG 45