K 3182

WARRANTY DEED

FROM 27131

Martin Zeitlin, Trustee

TO

William R. Wiley, et ux

Compliments of

Guaranty Title Company

WARRANTY DEED

For and in Consideration of the sum of ten and no/100 ($10.00) DOLLARS

cash in hand paid by William R. Wiley and wife, Betty F. Wiley, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

I, Martin Zeitlin, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said William R. Wiley and wife, Betty F. Wiley, 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. 148 on the Plan of Kenilworth Estates, Section I, as of record in book 2900, pages 105 and 106, Register's Office for said County, described as follows:
Beginning on the southerly margin of Garry Drive at the corner of lots Nos. 148 and 149; thence with the line between said two lots, southerly 103 feet to the corner of lots Nos. 147, 148 and 149; thence with the line between lots Nos. 147 and 148, westerly 81 feet to the easterly margin of Lexington Drive; thence with the same, northerly 83 feet to the beginning of a cruve; thence around said curve having a radius of 20 feet, northeasterly 31.4 feet to the southerly margin of Garry Drive; thence with the same, easterly 61 feet to the beginning.
Being part of the real property conveyed to Martin Zeitlin, Trustee, by deed from Adam J. Strasser and wife, dated May 27, 1960, filed May 27, 1960, and recorded in book 3072, page 556, said Register's Office.
This conveyance is made subject to a ten-foot easement for public utilities along the southerly line of premises, 40-foot building setback line from Garry Drive, and 20-foot setback line from Lexington Drive, and conditions of owners certificate as shown on plan of record in book 2900, pages 105 and 106, said Register's Office, and to restrictive covenants contained in an instrument of record in book 3103, page 610, said Register's Office.

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