K 3221

WARRANTY DEED

FROM

A. R. BALLARD AND WIFE,

JOYCE H. BALLARD

TO

EDWARD G. SPEARS AND WIFE,

FLORENCE B. SPEARS

REGISTER'S OFFICE

STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record this 9 day of A.D. 19

at o'clock M.,

Noted in Book Page

Recorded in Book Page

Recording Fee $

County Register

By Deputy Reg.

Published by

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Agent Office
LAWYERS TITLE INSURANCE
CORPORATION
of Richmond, Virginia

TENNESSEE TITLE COMPANY

For and in Consideration of the sum of $10.00

--- TEN AND NO/100---

DOLLARS

cash paid by Edward G. Spears and Wife, Florence B. Spears, the receipt of which is hereby acknowledged, and other good and valuable considerations including the assumption by the said Edward G. Spears and Wife, Florence B. Spears of $15,892.38, being the unpaid principal balance of Note dated May 20, 1955, for the sum of $17,[illegible] with interest at 4½% per annum, both principal and interest payable $[illegible].88 monthly, beginning June 1, 1955, balance due May 1, 19[illegible], secured by Deed of Trust executed by A. R. Ballard and Wife, to R. Bruce Robertson, Jr., Trustee, as of record in Book 2414, Page 241, Register's Office for Davidson County, Tennessee, to secure The Prudential Insurance Company of America, the payment of said note.

We, A. R. Ballard and Wife, Joyce H. Ballard

have bargained and sold, and by these presents do [illegible] and convey unto

Edward G. Spears and Wife, Florence B. Spears,

their [illegible] and assigns [illegible]

land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Lakeview Manor, as of record in Book 2138, Pages 38, 40 and 41, Register's Office for Davidson County, Tennessee.

Said Lot No. 25 fronts 143.7 feet on the southerly side of Northfleet Drive, and runs back 280.4 feet on the westerly line and 240.3 feet on the easterly line, to a dead line in the rear on which it measures 182 feet.

Being the same property conveyed to A. R. Ballard and Wife, Joyce H. Ballard, by deed from Emmett N. Kennon, Jr., and Wife, as of record in Book 2400, Page 608, Register's Office for Davidson County, Tennessee.

I, E. N. McNeill, Jr., Executor and Trustee, under will of Laura Lea Robertson, deceased, join in this conveyance for the purpose of giving my written consent for this conveyance but in so doing I reserve the right to pass upon the purchaser, and all other rights contained in these restrictive covenants or to exercise my option in the event Edward G. Spears and wife, Florence B. Spears ever desire to sell the herein described property.

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