K 3253

Return to
GUAR TI 30878

WARRANTY DEED

FROM
Virgil D. Tisdale, et ux

TO
Joe W. Ray, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 27 day
A.D. 1967
3:30 o'clock
Book 3253
2.00

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 ten and no/100----------
----------($10.00) *DOLLARS*
cash in hand paid by Joe W. Ray and wife, Jacqueline W. Ray, and other good and valuable considerations, the receipt of all of which is hereby acknowledged.

We, Virgil D. Tisdale and wife, Erma Ruth Tisdale

have bargained and sold, and by these presents do transfer and convey unto the said Joe W. Ray and wife, Jacqueline W. Ray,

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

Land in Davidson County, Tennessee, being lot no. 28 on the Plan of Pleasant Hill, as of record in book 2900, page 69, Register's Office for said County.
Said lot No. 28 is described as follows:
BEGINNING at a point in the northeasterly margin of Nella Drive at the corner of Lots 27 and 28; thence with the line between said lots, northeasterly 212.6 feet to a corner of Lot 29; thence with the line between lots 28 and 29, northwesterly 126.6 feet to the southerly margin of Cunniff Park Way; thence with the margin of the same, southwesterly 177.63 feet to the beginning of a curve; thence around said curve, southerly 37.77 feet to the margin of Nella Drive; thence with the margin of the same, southeasterly around a slight curve, 250 feet to the point of beginning.
Being part of the real property conveyed to Virgil D. Tisdale and wife, Erma Ruth Tisdale, by deed from M. M. Cunniff and wife, et al, dated July 7, 1960, filed September 12, 1960 and recorded in book 3130, page 39, Register's Office for said County.
This conveyance is made subject to a ten-foot utility easement at southeast corner of premises, anchor easements at northeast, northwest and southwest corners of premises, overhang easement across northwest corner of premises, 40-foot building setback line from Cunniff Park Way and 60-foot building setback line from Nella Drive and conditions of owners certificate as shown on plan of record in book 2900, page 69, Register's Office for said County, and to restrictive covenants contained in an instrument of record in Book 3029, page 49, said Register's Office.

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