K 3278

WARRANTY DEED

FROM 55833
Ellis D. Heath, et ux

TO
Donald T. McIntyre, Jr., et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 29 day
of AUG A.D. 1961
at 2:55 o'clock P.M.
Noted in Book 22 Page 2-8
Recorded in Book ___ Page ___
Recording Fee $2.00
JAMES P. WILSON, Register
By

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 nine thousand, six hundred and no/100----- ----------($9,600.00)---------- *DOLLARS* of which sum $4,636.13 has been paid in cash, receipt of which is hereby acknowledged, and for the remaining amount, Donald T. McIntyre, Jr. and wife, Peggy Lee McIntyre have assumed and agreed to pay the unpaid balance of $4,963.87 of a note in the original amount of $7,800.00, with interest at the rate of 4½% per annum and payable in monthly installments of $43.37 each, and said note is secured by a deed of trust of record in book 1695, page 345, Register's Office for Davidson County, Tennessee,

we, Ellis D. Heath and wife, Florence Marie Heath

have bargained and sold, and by these presents do transfer and convey unto the said Donald T. McIntyre, Jr. and wife, Peggy Lee McIntyre, their

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

Being the southeast part of lot No. 39 in Richardson Place, of record in book 547, page 135, Register's Office for said County, and described as follows:

Beginning at a point on the west margin of 19th Street, being the northeast corner of lot No. 17 on said plan; running thence northerly along said margin of 19th Street 75 feet to a point; thence westerly in a line parallel with the north margin of Holly Street 200 feet to a point; thence southerly in a line parallel with 19th Street 75 feet to a point in the south margin of said lot 39; thence easterly along said margin of said lot 39, 200 feet to the point of beginning.

Being the same real property conveyed to Ellis D. Heath and wife, Florence Marie Heath, by deed from William P. Henderson and wife, dated February 7, 1946, filed February 20, 1946, and recorded in book 1368, page 92, said Register's Office.

This conveyance is made subject to an easement for a sanitary sewer across premises as set out in instrument of record in book 1163, page 144, said Register's Office; and to restrictive covenants contained in deed of record in book 700, page 586, said Register's and in deed of record in book 821, page 129, said Register's Office.

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