BK 3283

Return to
GUAR. TITLE 61362

WARRANTY DEED

FROM
Martin Zeitlin, Trustee

TO
Richard D. McClure, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 8
of OCT A.D. 1969
at 2:54 o'clock
Noted in Book 99 Page 831
Recorded in Book
Recording Fee 2.00
JAMES P. WILS
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 ten and no/100---------- ($10.00) *DOLLARS*

cash in hand paid by Richard D. McClure and wife, Bettye J. McClure, 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* Richard D. McClure and wife, Bettye J. McClure 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. 143 on the Plan of Kenilworth Estates, Section 3, as of record in book 2900, pages 149 and 150, Register's Office for said County, described as follows:

Beginning on the easterly margin of Lexington Drive at the corner of lots Nos. 143 and 144; thence with the line between said two lots, easterly 108 feet; thence south 21° 06' east 79.8 feet; thence south 67° 43' west 91.9 feet to the beginning of a curve; thence around said curve, having a radius of 20 feet, northwesterly 31.4 feet to the easterly margin of Lexington Drive; thence with the same, northerly 70 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 ten-foot utility easement along easterly line of premises, overhang easement across westerly part of premises, 8-inch sewer line across southeast corner of premises, 30-foot building setback line from Lexington Drive, 20-foot building setback line from southerly line of premises and conditions of owners certificate, as shown on plan of record in book 2900, page 149 and 150; restrictive covenants contained in an instrument as of record in book 3221, page 445, Register's Office for said County.

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