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WARRANTY DEED

FROM
Joseph C. Kincaid, et ux

TO
Dee J. Rollins, et u...

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 13 day of FEB A.D. 1962 at 12:44 o'clock P M
Noted in Book 1011 Page 150
Recorded in Book ____ Page ____
Recording Fee $2.00
JAMES P. WILSON, Register
By S. Kane Deputy Reg.

Compliments of
Guaranty Title Company
of
...rance Company
...ilding
Union
...TESSEE



WARRANTY DEED

For and in Consideration of the sum of nine thousand, six hundred, eighty-seven and 19/100---------- ($9,687.19) ---------- *DOLLARS* of whichsum $700.00 has been paid in cash, receipt of which is hereby acknowledged, and for the remaining amount, Dee J. Rollins and wife, Julia M. Rollins have assumed and agreed to pay the unpaid balance of $8,987.19 of a note in the original amount of $9,950.00 with interest at the rate of 4½% per annum and payable in monthly installments of $50.42, and said note is secured by a deed of trust of record in book 2563, page 269, Register's Office for Davidson County, Tennessee, and said note and deed of trust securing the same have been assigned to Federal National Mortgage Association by instrument of record in book 2577, page 89, and assigned to East River Savings Bank by Federal National Mortgage Association by instrument of record in book 2768, page 272, said Register's Office,

we, Joseph C. Kincaid and wife, Ruth Shoemake Kincaid ..... *have bargained and sold, and by these presents do transfer and convey unto the said* Dee J. Rollins and wife, Julia M. Rollins, 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. 15 on the Plan of Elm Hill Acres, Section 1, as of record in book 2331, page 67, Register's Office for said County, described as follows:.

Beginning at a point on the easterly margin of Wanda Drive, the common corner of Lots Nos. 15 and 30; thence in an easterly direction along the line between said two lots, 135 feet to the common corner of Lots Nos. 14, 15 and 30; thence in a southerly direction, along the line between lots Nos. 14 and 15, 136 feet to a point in the northerly margin of Elm Hill Pike; thence along margin of said pike, in a westerly direction 115 feet to the beginning of a curve; thence around said curve in a northwesterly direction, 31.56 feet to a point in the easterly margin of Wanda Drive; thence with the margin of said Drive, in a northerly direction 113.95 feet to the point of beginning.

Being the same real property conveyed to Joseph C. Kincaid and wife, Ruth Shoemake Kincaid, by deed from Edgar Turrentine and wife, dated November 29, 1957, filed December 4, 1957, and recorded in book 2705, page 601, said Register's Office.

This conveyance is made subject to ten-foot easement for public utilities along easterly line of premises, 50-foot building setback line from Wanda Drive, 40-foot building setback line from Elm Hill Pike, and conditions of owners certificate, as shown on plan of record in book 2331, page 67, said Register's Office; and to restrictive covenants contained in an instrument of record in book 2442, page 464, said Register's Office.

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