BK 3377

TURRENTINE REALTY CO.

WARRANTY DEED

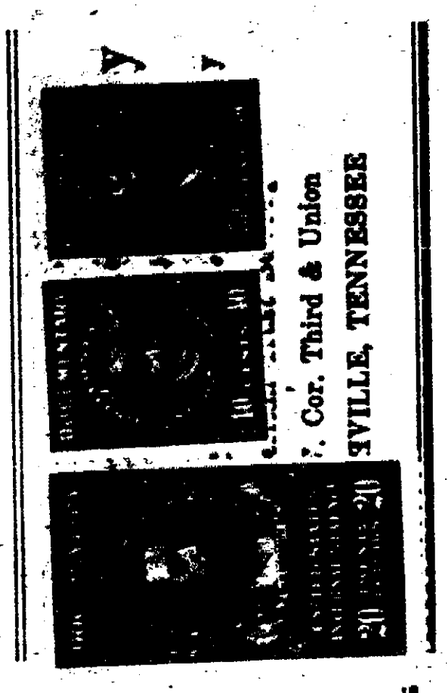
FROM 1331

JOSEPH W. GRAY ET UX

TO

DOROTHY F. NORTON

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 23 day of MAY A.D. 1952 at 8:51 o'clock A.M.
Noted in Book 02 Page 498
Recording Fee $2.00
JAMES P. WILSON, Register
By M M Smalley Deputy Reg.



Cor. Third & Union
VILLE, TENNESSEE

For and in Consideration of the sum of $10.00 - - - - - - - -
- - - - - Ten and No/100 - DOLLARS
cash in hand paid by Dorothy F. Norton, and other valuable and sufficient considerations, receipt of all of which is hereby acknowledged.

We, Joseph W. Gray and wife, Bailey A. Gray
have bargained and sold, and by these presents do transfer and convey unto the said
- - - - - - Dorothy F. Norton, her -
- heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 7th, formerly 11th Civil District of Davidson County, Tennessee, being Lot No. 15 and the northwesterly part of lot No. 16 on the map of Glen Leven Property of John Thompson, as of record in plan book 2, page 161, Chancery Court at Nashville for said County, and described according to a plat made in February 1928 by W. B. Southgate, Surveyor, as follows:

Beginning in the center of the Glen Leven Road at the corner of lots Nos. 15 and 16; running thence in a northwesterly direction with the center of said road 300 feet to the corner of lots Nos. 14 and 15 on said plan; thence with the line between said two lots north 51½° east 428 feet to the corner of lots Nos. 14 and 15 in the westerly line of lot No. 19; thence with the line between lots 15, 16 and 19 and 20, south 36-3/4° east 275 feet to a point 75 feet southeast of the corner of lots 15, 16, 19 and 20; thence with a straight line in a southwesterly direction 345 feet, more or less, to the beginning, containing approximately 2¾ acres.

Said property was devised to Joseph W. Gray by will of Mollie J. Warren, deceased, dated April 10, 1950, probated October 10, 1956, and recorded in Will Book 69, page 181, County Court for said County.

This conveyance is made subject to the following:

Easement in the agreement between the Nashville Trust Company, Trustee, and the American Telephone and Telegraph Company of record in book 382, page 531, Register's Office for Davidson County, Tennessee, for the purpose of operating and maintaining telephone and telegraph lines.

Easement for right-of-way of Glen Leven Road lying within boundaries of premises as herein described.

Seller to furnish the buyer with tapping privilege on existing water main in front of the premises.

It is understood and agreed that said property is restricted as follows:

No residence shall be erected or placed on the property herein conveyed at an actual cost of less than $32,000.00.

No residence shall be erected on the premises nearer Curtis Wood Lane than is the residence located on Lot 14 adjacent to and northwesterly of premises herein conveyed.

The above two restrictions shall run for a period of 20 years from date of deed, and shall be considered as covenants running with the land.

Subject also to the restrictive covenants and ordinances of the City of Oak Hill, except for the above two restrictive covenants which shall supersede any like restrictions of the City of Oak Hill, and subject, also, to all the rules and regulations of the said City of Oak Hill, which may now or may hereafter affect the premises herein conveyed.

PG 385