K 3463

Return To
GUAR. TITLE

WARRANTY DEED

FROM 33134
Manuel Construction Company

TO
Clifton Price Thompson, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUN
Received for record
on NOV 20 day
at 2:52 o'clock P.M.
Noted in Book 3 Page 67
Recording Fee $ 2.50
Register
By Deputy Reg.

Compliments of
Guaranty Title Company

WARRANTY DEED

For and in Consideration of the sum of ten and no/100-
----------($10.00)----------*DOLLARS*
cash in hand paid by Clifton Price Thompson and wife, Sarah Thompson, and other good and valuable considerations, receipt of all of which is hereby acknowledged,

Manuel Construction Company, a Tennessee corporation, organized and existing under the laws of the State of Tennessee, with its principal office at Nashville, has

~~bargained and sold, and by these presents do transfer and convey unto~~ *the said* Clifton Price Thompson and wife, Sarah Thompson, 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. 132 on the Plan of Town Park Estates, as of record in book 3300, pages 64 and 65, Register's Office for said County, described as follows:
Beginning at a point on the southwesterly margin of Citation Drive at the corner of lots Nos. 132 and 202; thence with the line between said lots, southwestwardly 200.12 feet to the corner of lots Nos. 132, 133 and 202; thence with the line between said lots Nos. 132 and 133, southeastwardly 136.57 feet to the northwesterly margin of Town Park Drive; thence with same, northeastwardly 171.05 feet to a monument at the beginning of a curve having a radius of 25 feet; thence around said curve in a northwesterly direction 35.47 feet to a monument on the southwesterly margin of said Citation Drive; thence with same, northwestwardly 108 feet to the beginning.
Being part of the real property conveyed to Manuel Construction Company, a Tennessee corporation, by deed from MEG CO., dated August 1, 1962, filed August 16, 1962, and recorded in book 3429, page 257, said Register's Office.
This conveyance is made subject to ten-foot easement for public utilities and drainage along southerly line of premises, overhang easement across northerly part of premises, 30-foot building setback line from Town Park and Citation Drives, and conditions of owners certificate, as shown on plan of record in book 3300, pages 64 and 65, said Register's Office; and to restrictive covenants contained in an instrument of record in book 3400, page 120, as amended by an instrument of record in book 3436, page 43, said Register's Office.

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