49177

WARRANTY DEED

FROM

DAN E. JACKSON, JR., AND WIFE,

ANNE L. JACKSON,

TO

G. C. LYON AND WIFE, EDDIE S.

LYON

10:38 104 $3.73

2.80

For and in Consideration of the sum of - - TEN AND NO/100 - - -

- ($10.00) - DOLLARS

cash in hand paid by G. C. LYON AND WIFE, EDDIE S. LYON, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the grantees hereby assuming and agreeing to pay the unpaid principal balance of a note signed by DAN E. JACKSON, JR., AND WIFE, ANNE L. JACKSON, dated October 28, 1960, in the original amount of $10,000.00, now reduced by payment to the unpaid principal balance of $9533.96, with interest paid to February 10, 1963. Said note is secured by and described in a deed of trust executed by DAN E. JACKSON, JR., AND WIFE, ANNE L. JACKSON, to CHAS. F. LOVELL, TRUSTEE, which appears of record in Book 3167, page 273, Register' Office for Davidson County, Tennessee, to which reference is here made for a more particular and accurate description of said note;

(Said Deed of Trust was assigned by Lovell & Malone, Inc., to Commonwealth Life Insurance Company, in instrument of record in Book 3168, page 363, Register's Office for Davidson County, Tennessee).

(The grantors hereby transfer and assign to the grantees all interest in the escrow account, held for payment of taxes and insurance, in connection with the above described loan).

We, DAN E. JACKSON, JR., AND WIFE, ANNE L. JACKSON, have bargained and sold, and by these presents do transfer and convey unto the said G. C. LYON AND WIFE, EDDIE S. LYON, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the Third Civil District of Davidson County, Tennessee, being Lot No. 216 on the Plan of Merry Oaks, of record in Book 1835, pages 67 and 68, Register's Office for said County.

Said Lot No. 216 is situated on the southwesterly corner of the intersection of Blue Hills Road and Whipple Place, fronting 103.3 feet on the westerly margin of Blue Hills Road and a total of 97.7 feet on the southerly margin of Whipple Place, said frontage being joined by a curve having a length of 39.3 feet and a radius of 25 feet. Said lot extends back 128 feet on the southerly side from Blue Hills Road, and 129 feet on the westerly side from Whipple Place.

Being the same property conveyed to Dan E. Jackson, Jr., and wife, Anne L. Jackson, by deed from Richard H. Kraft and wife, of record in Book ________, page ________, said Register's Office.

The above described property is conveyed subject to restrictions of record in Book 416, page 145; Book 1855, page 377, and Book 1876, page 264, and amendment to restrictive covenants of record in Book 1846, page 109, said Register's Office.