K 3531

GUARANTY TITLE G-172590

WARRANTY DEED

FROM

George I. Craven et ux.

55237

TO

Jerome S. Klein et ux.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 1 day of APR A.D.
Noted in Book
Recorded in Book Page
Recording Fee
Register
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, and other good and sufficient considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, George I. Craven and wife, Rae R. Craven,

have bargained and sold, and by these presents do transfer and convey unto the said Jerome S. Klein and wife, Miriam B. Klein, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being the southerly one-half of an unnumbered tract marked "For Future Development", on the easterly side of Sunnybrook Drive, as shown on the Map of a Resubdivision of part of Royal Oaks Subdivision, as of record in book 1424, page 31, Register's Office for said County, and described as follows:
Beginning at a point on the easterly margin of Sunnybrook Drive, at the northwest corner of lot 10 on said plan; thence with the line of lots 10 and 9, eastwardly 304 feet to a point in the easterly line of the Subdivision known as Esteswood, of record in book 974, page 31, said Register's Office; thence with the line of the same northwardly 154 feet, more or less, to a point which is 154 feet, more or less, south of the southeast corner of lot 13 on said plan; thence westwardly 306 feet, more or less, to a point in the easterly margin of Sunnybrook Drive, 156 feet, more or less, south from the southwest corner of said lot 13; thence with the margin of said Drive, southwardly 156 feet, more or less, to the beginning. Being the same real property conveyed to George I. Craven and wife, Rae R. Craven, by deed from B. C. S. Builders, Incorporated, of record in book 2496, page 319, said Register's Office.

This conveyance is made subject to restrictive covenants contained in deed from Royal Oaks Land Company to Irvin Wolf and wife, of record in book 2037, page 77, as amended by instrument of record in book 2496, page 369, said Register's Office.

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