K 3535

MAIL TO
DAVIDSON COUNTY SAVINGS CREDIT UNION
P. O. BOX 5042
NASHVILLE 6, TENNESSEE

WARRANTY DEED

FROM 39257

G. H. COWAN, ET UX

TO

ZOLLIE SIRCY, ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received this 25 day of APR A.D. 1963 at 8:05 o'clock A.M.
and recorded in Book 1955 page 105
Recording Fee $2.00
Register

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

Earl Thompson, Attorney
415 Nashville Bank & Tr. Bldg.
Nashville 3, Tennessee

For and in Consideration of the sum of TEN AND- - - - - - - - - - - - - - - -00/100
($10.00) - *DOLLARS*

cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged;

We, G. H. Cowan and wife, Abbie L. Cowan,
have bargained and sold, and by these presents do transfer and convey unto
the said Zollie Sircy and wife, Lavona R. Sircy, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 6A on the Revised Plan of Section "F" of E. I. du Pont de Nemours and Company's Subdivision, as of record in book 1424, page 131, Register's Office for said County.
Said Lot No. 6A fronts 100 feet on the easterly side of Riverside Road and extends back 141 feet on the southerly line and 117.5 feet on the northerly line to a dead line, measuring 105 feet thereon.
Being part of the real property conveyed to G. H. Cowan and wife, Abbie L. Cowan, by deed from George R. Lewis and wife, dated September 19, 1955, filed September 20, 1955, and recorded in book 2450, page 489, said Register's Office.

"This conveyance is made subject to the following, to-wit:

Easement for certain right-of-ways as set out in the deed from Nashville Industrial Corporation to DuPont Fiber Silk Company, dated December 12, 1923, filed December 14, 1923, and recorded in book 626, page 556, Register's Office for Davidson County, Tennessee."

"Easements for right-of-ways for telephone lines granted Cumberland Telephone and Telegraph Company by deed from Nashville Industrial Corporation, dated September 2, 1925, filed January9, 1926, and recorded in book 662, page 743, Register's Office for Davidson County, Tennessee."

"Ten-foot easement for public utility purposes along southerly line of premises as shown on plan in book 1424, page 131, and referred to in the notes on said plan, and all of which are mentioned and referred to in deed from E. I. DuPont de Nemours and Company to Leslie A. Doty and wife, of record in book 1713, page 602, Register's Office for Davidson County, Tennessee.
The "notes" on said plan also provide as follows: Detached lots carrying an "A" suffix are not building lots but are a part of the lot carrying the same number."
"All liability by reason of any building constructed on said lot will be excepted."

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