BK 3610

Return to GUAR. $ 1/3600.00

WARRANTY DEED

FROM 76450

Joe Zeitlin, Trustee

TO

Thomas W. Northcutt et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record the 22nd day of May A.D. 1967 at 2:39 o'clock P.M.
Noted in Book 1064 Page 71
Recorded in Book 1 Page 20
Recording Fee $ 2.00
Lyle J. Reagan, Register
By W. H. Bunch Deputy Reg.

Compliments of
Guaranty Title Company
A Division of [redacted] Company

[redacted]

WARRANTY DEED

For and in Consideration of the sum of Ten and no/100 ----------($10.00) ----------
---------- *DOLLARS*
cash in hand paid by Thomas W. Northcutt and wife, Janie Ann Northcutt, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Joe Zeitlin, Trustee,

have bargained and sold, and by these presents do transfer and convey unto the said Thomas W. Northcutt and wife, Janie Ann Northcutt, 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. 187 on the Plan of Kenilworth Estates, Section 4, as of record in book 3300, pages 34, 35 and 36, Register's Office for said County, described as follows:
Beginning on the southerly margin of Paragon Mills Road, at the corner of Lots Nos. 187 and 188; thence with the line between said two lots, southerly 95 feet to the corner of lots Nos. 186, 187 and 188; thence with the line between Lots Nos. 186 and 187, westerly 100 feet to the easterly margin of Jeffery Drive; thence with the same, northerly 75 feet to the beginning of a curve; thence around said curve, having a radius of 20 feet, northeasterly 31.4 feet to the southerly margin of Paragon Mills Road; thence with the same, easterly 78 feet to the beginning.
Being part of the real property conveyed to Martin Zeitlin, Trustee, by deed from Adam J. Strasser and wife, of record in book 3072, page 556, said Register's Office.

This conveyance is made subject to easement and right for the cut and fill slopes to extend beyond the right-of-way of Paragon Mills Road, if needed, granted Davidson County by Adam J. Strasser and wife, of record in book 3103, page 45, Register's Office for said County; anchor easement at northeast corner of premises, easement for manhole at the southeast corner, 30-foot building setback line from Paragon Mills Road, 20-foot building setback line from Jeffery Drive, and conditions of owners certificate, as shown on plan of record in book 3300, pages 34, 35 and 36, Register's Office for said County; and to restrictive covenants contained in an instrument of record in book 3316, page 339, said Register's Office.

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