BK 3612

WARRANTY DEED

FROM

78350

TO

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

WARRANTY DEED

For and in Consideration of the sum of.....

.....*DOLLARS*

.....*have bargained and sold, and by these presents do transfer and convey unto the said* .....

.....*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. 140 on the Plan of Sunset Hills, Section Six, as of record in Book 3106, page 136, Register's Office for said County.

Said lot No. 140 fronts 60.94 feet on the northwesterly terminus of Sussex Drive and extends back 294.31 feet on the easterly line and 271.50 feet on the southwesterly line to a dead line in the rear which is a broken line, measuring 305.1 feet thereon.

Being the same real property conveyed to J. B. Downey and Sons, Inc., a Tennessee corporation, by deed from Davidson Road Corporation, dated May 1, 1963, filed May 10, 1963, and recorded in book 3837, page 375, said Register's Office.

This conveyance is made subject to restrictions of record in book 3437, page 612, Register's Office for Davidson County, Tennessee, and ten-foot utility and drainage easement along the northerly and westerly lines of premises, anchor easement at southeast corner, 40-foot building setback line from Sussex Drive, and conditions of owners certificate, as shown on plan of record in book 3106, page 138, Register's Office for Davidson County, Tennessee.

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