BK 3612

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Return to
GUAR. TITLE

S-17474
1127.50

WARRANTY DEED

FROM

Manuel Construction Company

78816

TO

Raymond L. Throckmorton, et ux

OFFICE
SSEE
NTY)

AUG 8 1963
A.D.
Block
10:16 P. 194

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 by Raymond L. Throckmorton and wife, Irene H. Throckmorton, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Manuel Construction Company, a corporation organized and existing under the laws of the State of Tennessee, with its principal office at Nashville, our

have bargained and sold, and by these presents do transfer and convey unto the said Raymond L. Throckmorton and wife, Irene H. Throckmorton, 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. 81 on the Plan of Town Park Estates, as of record in book 3300, pages 64 and 65, Register's Office for said County.
Said lot No. 81 fronts 84 feet on the westerly side of Ladybird Drive and extends back 163 feet on the northerly line and 162.7 feet on the southerly line to a dead line, measuring 79.5 feet thereon.
Being part of the real property conveyed to Manuel Construction Company by deed from M&M Co., Inc., of record in book 3572, page 617, said Register's Office.

This conveyance is made subject to a 10-foot public utilities and drainage easement, 30-foot building setback line from Ladybird Drive, and conditions of owners certificate, as shown on plan of record in book 3300, pages 64 and 65, Register's Office for Davidson County, Tennessee, and to restrictive covenants contained in an instrument of record in book 3400, page 120, as amended by instrument of record in book 3436, page 43, said Register's Office.

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