BK 3613

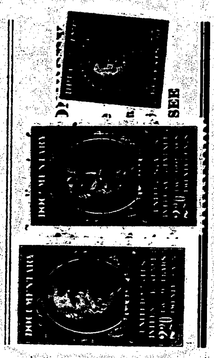
79751

WARRANTY DEED

FROM Estes-Taylor Company

TO Arthur C. Spain, et ux

...OFFICE
...SSEE
...UNTY
...ceived for record 14 day
of AUG A.D. 1963
at 10:04 o'clock A.M.
Noted in Book 5G Page 237
Recorded in Book Page
Recording Fee $ 2.50
Fee Wilmot R.D.
By Deputy Reg.



WARRANTY DEED

For and in Consideration of the sum of TEN & no/100 *DOLLARS* cash in hand paid by Arthur C. Spain and wife, Lottie C. Spain, and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

ESTES-TAYLOR COMPANY, a corporation,

has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* Arthur C. Spain and wife, Lottie C. Spain,

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. 24 on the plan of Roselawn Estates, Section 2, as of record in Book 3106, page 86, Register's Office for said County, described as follows:

Beginning on the northeasterly margin of Dresden Circle at the corner of Lots Nos. 23 and 24; thence with the line between said two lots, northeasterly 269.88 feet; thence south 86° 18' east 10 feet; thence south 85° 56' east 163.4 feet; thence south 8° 25' west 215 feet to the corner of Lots Nos. 24 and 25; thence with the line between said two lots, southwesterly 250.63 feet to the northeasterly margin of Dresden Circle; thence with the same, around a slight curve, northwesterly 44.06 feet to the beginning.

Being part of the real property conveyed to Estes-Taylor Company, by deed from Charles C. Baker and wife, recorded in Book 3338, page 574, REgister's Office for Davidson County, Tennessee.

This tract is unimproved. Send tax statements to Arthur C. Spain, 6316 Clarksville Highway, Nashville, Tennessee.

This conveyance is made subject to:
Ten-foot easement for public utility purposes and conditions shown on plan of record in Book 3106, page 86, Register's Office for Davidson County, Tennessee;
Restrictive covenants contained in instrument recorded in Book 3343, page 466, Register's Office for Davidson County, Tennessee.

PG 83