K 3642

WARRANTY DEED

FROM 91757

BAILEY E. NICHOLSON AND WIFE,

ADELLE C. NICHOLSON,

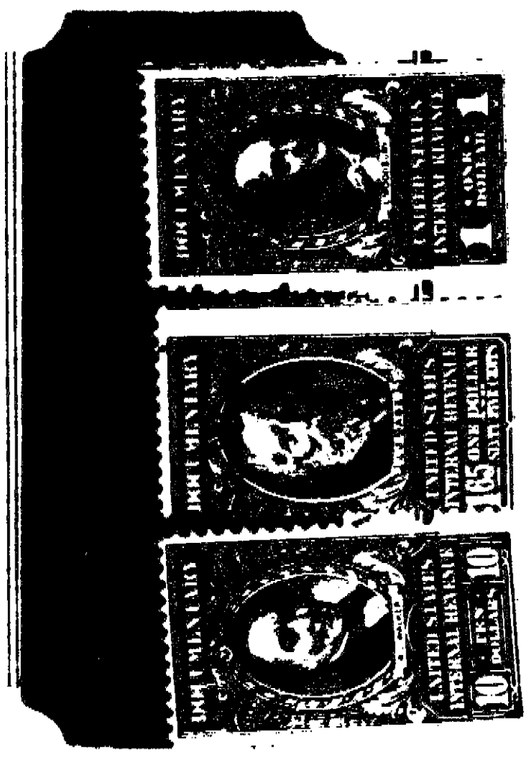
TO

MARJORIE M. FULLERTON

STER'S OFFICE
F TENNESSEE
N COUNTY

ed for record 10
OCT A.D. 1963
2:24 o'clock
Book 2646 Page 242
Book
ter $3.00

Deputy Reg.



For and in Consideration of the sum of - -TEN AND NO/100 -

($10.00) - *DOLLARS*

cash in hand paid by MARJORIE M. FULLERTON, and other good and valuable considerations, the receipt of all of which is hereby acknowledged;

We, BAILEY E. NICHOLSON AND WIFE, ADELLE C. NICHOLSON *have bargained and sold, and by these presents do transfer and convey unto the said* MARJORIE M. FULLERTON *her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT NO. 1: Being Lot No. 121 on the Plan of Acklen Park, as of record in Book 1535, page 26, Register's Office for said County.
Said Lot No. 121 is described as follows:
BEGINNING on the northerly side of Rosecliff Drive at the corner of Lots Nos. 122 and 123; thence with the line between said two lots northwardly 124.4 feet to the corner of Lots Nos. 121 and 122; thence with the north lines of Lot No. 121 to the corner of Lots Nos. 1 and 121; thence with the line between said Lots Nos. 1 and 121 southwardly 124.4 feet to the corner of Lots Nos. 1 and 2 and in the north line of Lot No. 123; thence with the line between Lots Nos. 2 and 121 southwardly 89.9 feet to the northerly line of Rosecliff Drive; thence with said Drive eastwardly 6 feet to the beginning.
BEING the same real property conveyed to B. E. NICHOLSON AND WIFE, THELMA C. NICHOLSON, by deed from Thomas C. Crowell and wife, dated October 2, 1954, filed October 3, 1954, of record in Book 2291, page 241, said Register's Office. The said Thelma C. Nicholson having since died.

B.E.N.
A.C.N.

TRACT NO. 2: Being the westerly triangular part of Lot No. 123 on the Plan of Acklen Park, as of record in Book 1535, page 26, Register's Office for said County.
Said part of said Lot is described as beginning at a point at the northwesterly corner of Lots 1 and 2, at a concrete monument, in the westerly line of Lot 123; thence northwardly 75 feet to a point in the northerly line of Lot 1; thence eastwardly 6 feet to the common northerly corner of Lots 1 and 121; thence with the line between Lots 1 and 121, southwestwardly 89.9 feet to the beginning.
BEING the same real property conveyed to BAILEY E. NICHOLSON AND WIFE, THELMA NICHOLSON, by deed from Herbert Taylor and wife, dated December 2nd, 1954, filed December 3, 1954, of record in Book 2337, page 421, said Register's Office. (The said Thelma Nicholson having since died).

Subject property is improved with a one family residence and is known as 2012 Rosecliff Drive, Nashville, Tennessee

The above described property is conveyed subject to restrictions of record in Book 1721, page 53; and subject to conditions set out in plan of record in Book 1035, page 26; and restrictions of record in Book 1907, page 593, Register's Office for said County.

The undersigned Bailey E. Nicholson hereby certifies that he is one and the same person as the "B. E. Nicholson" referred to in deed from Thomas C. Crowell and wife, of record in Book 2291, page 241, Register's Office for Davidson County, Tennessee.

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