K 3762

WARRANTY DEED

FROM JOHN McDONALD & WIFE, FRANCES McDONALD TO JAMES J. KERAS & WIFE CATHERINE C. KERAS

GUARANTY MORTGAGE TO NASHVILLE
REGISTER'S OFFICE
STATE OF TENNESSEE }
DAVIDSON COUNTY }
Received for record 8 day of MAY A.D. 1964
at 11:17 o'clock A.M.
Noted in Book 68 Page 285
Recorded in Book Page
Recording Fee $ 2.00
Lelia J. Hilbert, Register
By

Approved for Publication -
Title Examination, Attorney

WARRANTY DEED — ATTORNEYS TITLE COMPANY

For and in Consideration of the sum of Ten and No/100 ($10.00) DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the assumption of the unpaid balance of the mortgage executed by John McDonald and wife, to Miller Kimbrough, Trustee, as of record in Book 3288, page 447, RODC, Tennessee, which mortgage the purchasers hereby assume and agree to pay we,

JOHN McDONALD AND WIFE, FRANCES McDONALD

have bargained and sold, and by these presents do transfer and convey unto

JAMES J. KERAS AND WIFE, CATHERINE C. KERAS

their 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. 184 on the Plan of Hillwood Estates, Section 9, Part 2, as of record in Book 2331, page 28, Register's office for said County, described as follows:

BEGINNING on the southerly margin of West Hillwood Drive at the corner of Lots Nos. 183 and 184; thence with the line between said two lots, southwardly 221.43 feet to the corner of Lots Nos. 183, 184 and 185; thence with the line between said lots, Nos. 184 and 185, southwardly 99.25 feet; thence north 33° 40' west 124.9 feet to a concrete monument; thence north 8° 38' east 205.5 feet to the southerly margin of said West Hillwood Drive; thence with same, eastwardly 176.25 feet to the beginning.

Being the same property conveyed to John McDonald and wife, Frances McDonald, by deed from Edward C. Scruggs, III and wife, as of record in Book 2903, page 155, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set-back lines that are applicable to the above described property.

1964 taxes have been prorated and are hereby assumed by the purchasers.

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