not less than Twenty Five Hundred Dollars, and to save the loss made payable in the first day, to the order of said Trustee, Proceeds of sale under this deed for purposes of the sale will be applied by the trustee; First, To pay cost, and charges, of executing this trust, including the expenses of any litigation incurred in protecting or enforcing the same; Second, To pay said note and interest or any balance thereon the remaining unpaid. Third; The residue if any, will be returned bona. To the requirements of the Statutes in such cases made, and oath are hereby waived. In case of the death, absence, inability, or refusal to act of said John Hill Eastman Trustee at any time, when his action under the foregoing trusts may be required, then be A.R. Thompson shall be and he is hereby appointed and empowered to perform all the duties under this trust, which the said John Hill Eastman in this deed is empowered to perform, and the title to said premises shall thereupon become vested in said successor in trust for the uses and purposes aforesaid, and may be conveyed by him according to the provisions of this Trust. In witness thereof we have hereto set our hands, this 22nd day of April 1879. Wm Henry Smith. Wm Henry Smith, Trustee. S. M. G. Smith.

State of Tennessee, }
Davidson County. }

Personally appeared before me W.C. McCann Dep. Clerk of the County Court of said County, the above named Wm Henry Smith, Trustee, Wm Henry Smith, and Wife S. McG. Smith the bargainors with whom I am personally acquainted, and acknowledged that they executed the annexed instrument for the purposes therein expressed. And S. McG. Smith wife of the said Wm Henry Smith, having personally appeared before me privately and apart from her husband the said Wm Henry Smith, acknowledged the execution of the said instrument to have been done by her, freely, voluntarily, and understandingly, without compulsion or constraint from her said husband, and for the purposes therein expressed. Witness my hand at office this 22nd day of April 1879. W.C. McCann, Dep. Clk.

(Received April 22nd 1879. at 11:11 a.m.)

John Cato
To
Deed
W.H. Hyde.

301 Acres
56 Poles in
23rd Dist.

Registered April 24th 1879.

In consideration of Twenty one Hundred and Sixty and 78/100 Dollars, to Me in hand paid, the receipt of which is acknowledged, I John Cato have this day bargained and sold and do hereby transfer and convey to Nellington H. Hyde, a certain tract of land situated in the 23rd District of Davidson County, State of Tennessee, on the Waters of Whites Creek, and bounded as follows: Beginning at a point in the Centre of the Buena Vista Turnpike Road, I.C. Millers North East corner, and running S. 14° E. 20 poles with the Centre of said Pike: thence S. 26½ E. 21 32/100 poles with the Centre of said Pike to the corner of the School House Lot: thence N. 77½° E. with the said School House Lot 17 6/100 poles to the Centre of White's Creek: thence up said Creek with its Centre N. 24½° E. 25 7/100 poles N. 9½° E. 26 poles - N 39° W. 4 poles N. 13° W. 28 poles N. 55° W. 10 poles N. 41° W. 14 poles N. 23° W. 16 poles. N. 13½° E. 22 poles N. 5° W. 10 poles N. 24° W. 18 poles N. 12 poles N. 24° W. 14 4/100 poles to W.J. Waggoners corner: thence S. 88½° W. with said Waggoners Line, and with the line of my remaining Land 306 7/10 poles to a Chinquepin Oak on the top of a ridge: thence N. 26° W. 21 25/100 poles to a Hickory and Post Oak corner N. 56° W. 20¼ Pds. to a Hickory E.P. Graves Corner: thence S. 62½° W. with the top of a ridge 18 poles to a Stake S. 29° W. 43 poles to a White Oak and Hickory

N. 7½° W. 34 poles to a Stake and Gum, E. 6° E. 32 poles to a White Oak S. 66° E. 32 poles to a White Oak in Ridge, with the ridge and with Buenavista line N. 42° E. 20 poles to the beginning, containing 301 Acres and 56 Poles, and being the same land conveyed to the said Hickory and Post Oak N. 72° E. 6 poles to a Hickory, and in said Miller's line, thence with said line S. 22 poles to the beginning, Stake in a field, within which said boundary is contained 301 Acres and 56 Poles, according to the survey and plat thereof made by Wm. Twenty Feet with the right of ingress and egress to and from the same over and of the land purchased by me of the said Mary R. By deed Registered in Book No. Page 32 of the Register's office of said County. Said so described to the said Nellington H. Hyde, his heirs and assigns forever. And Covenant that I am lawfully seized and possessed of said land, and have a good right to convey it, and that the same is unincumbered. And I do covenant to warrant and defend the title to the said land to the said Nellington H. Hyde, his heirs and assigns against the lawful claims of all persons whomsoever. Witness my hand and seal this 22nd day of April 1879.

State of Tennessee, } Personally appeared before me John Cato to me
Davidson County. } of the County Court and to me known to be the
bargainor with whom I am personally acquainted, and who acknowledged
that he executed the annexed instrument for the purposes therein contained. Witness
my hand at office, this 22nd day of April 1879.

S. M. Simphins, Stake, Ref. Deed, John Cato

Whereas the Estate of William or S. Simphins dec'd is indebted to Thomas
ited land and land secured by a deed of trust executed to said Simphins to secure the payment of said debt to
Barrett Trustee for the benefit of said Simphins's Estate which said Deed is of record in Book page &c. to which reference is had as
which said Deed is of record in Book page &c. to which reference is had as
Dollars so secured has been paid, by the said Estate of said Simphins.
Now in consideration of the payment of said debt in full, We the undersigned
heirs and Administrators of the Estate of said Simphins hereby release and
relinquish all right and claim to above described land.

Witness. J.N. Young, W.C. Manlove. } T.H. Simphins, W.D. Simphins.
Bettie Jordan, J.H. Jordan.

State of Tennessee, }
Davidson County, } Personally appeared before me, L.D. Eastman Deputy Clerk
of the County Court of said County, Jas N. Young and W.C. Manlove the subscribing
witnesses to the attached deed who being first duly sworn deposes and say, that
they are personally acquainted with the within named J.H. Jordan the bargainor
and that he acknowledged the same in their presence to be his act and deed for
the purposes therein contained. Witness my hand, at office, this 22nd day of April 1879.

L.D. Eastman, Dep. Clerk.

State of Tennessee, } To J.M. Simphins Esquire: You are hereby authorized and
Davidson County, } empowered to take the examination of Bettie Jordan Wife of J.H. Jordan,
separate and apart from her said husband, relative to her free execution of the
annexed instrument and the same as taken to certify under your hand and seal
Witness L.D. Eastman Dep. Clerk of the County Court of said County, at office,
this 19th day of April 1879. L.D. Eastman Dep. Clerk.

State of Tennessee, } Bettie Jordan wife of J.H. Jordan having personally appear-
Davidson County, } ed before me and having by virtue of the authority in me