Eleven Hundred & Seventy Five Dollars and Ninety One Cents to the Order of Edgefield Land Co (Incorporated) Each the receipt of which is hereby acknowledged and for the balance the said Henry Spencer assumes and agrees to pay the following described Notes to wit: One note bearing date October 15th 1890 for One Hundred and eight and 33/100 Dollars each payable one & Two years after date respectively to the order of the Edgefield Land Co and being due in One and two years from date respectively and one note bearing date December 15 1890 for One Hundred and Sixty three and 33/100 Dollars each payable one & two years after date respectively to the order of the Edgefield Land Co and being due in One and two years from date respectively and to secure the payment of these hereinbefore named notes as they fall due the said Henry Spencer hereby expressly retained a Vendors Lien on the said Lots and Premises and the said Grantors have bargained and sold and by these presents do bargain and sell and convey unto the said Henry Spencer his heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee as follows: Being Lots Nos 79 & 80 in the Edgefield Land Co's first Subdivision a plan of which is recorded in book 57, page 130 Register's office of Davidson County to which reference is here made. Said lots front each fifty (50) feet on the South side of Lillian Avenue between 18th & 19th Streets and run back between parallel lines One hundred and fifty (150) feet to an alley. To have and to hold the said tract or parcel of land, with the appurtenances, estate title and interest thereto belonging, to the said Henry Spencer his heirs and assigns forever. And we do covenant with the said Henry Spencer that we are lawfully seized and possessed of said land in fee Simple have a good right to convey it and the same is unincumbered except by above notes which said Spencer assumes to pay. And we J B Erwin and wife Fannie C Erwin do further covenant and bind ourselves our heirs and representatives to warrant and forever defend the title to said land to the said Henry Spencer his heirs and assigns against the lawful claims of all persons whomsoever. Witness our hands this 11th day of February 1891.

J B Erwin
Fannie C. Erwin

State of Tennessee } Personally appeared before me Sandford Duncan
Davidson County } a Notary Public in and for said County and State, the within named J B Erwin and Fannie C. Erwin the bargainors with whom I am personally acquainted and who acknowledged that they executed the within deed or instrument for the purposes therein contained, and Fannie C Erwin wife of the said J B Erwin having personally appeared before me, privately and apart from her husband

the said Fannie C Erwin declared the execution of same deed 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 and Notarial Seal at Nashville Tennessee this 11th day of Feby 1891

Sandford Duncan Notary Public.

Deed Feby 11th 1891 at 3.50 PM

Registered February 17 1891

O K W
for J Reid
Guilford Dudley

This Indenture Made the 11th day of February A.D. 1891 between G K Whitworth Clerk and Master of the Chancery Court at Nashville for Davidson County Tennessee of the first part and Guilford Dudley of Davidson County State of Tenn of the second part. Witnesseth. That by a decree of said Court rendered at the October Term 1890 in the Cause of J M Williams Complainant and C W Woodlett Admr &c Defendants and entered on page 250 of Minute Book No 34 the said Clerk and Master did on the 14 day of January 1891, sell at public auction the real estate hereinafter described to the said Guilford Dudley for Seven Hundred & Four Dollars as appears from the report of said Clerk and Master made in said Cause to the Oct term 1890 and entered on page 380 of Minute Book No 34 and the said Guilford Dudley having paid said sum of Two hundred and Thirty Six & 66/100 Dollars and executed his two notes for Two hundred & thirty six & 66/100 Dollars each dated Jany 14 1891, and due in 6 and 12 months from date to secure the payment of said notes a lien is thereby expressly retained as required by the decree of said Court confirming said report. Now therefore in order to carry into effect said sale, in pursuance of said decree and in consideration of the sum of two dollars, paid as said Clerk and Master the receipt of which is hereby acknowledged the said G K Whitworth as such Clerk and Master doth hereby transfer and convey to the said Guilford Dudley and his heirs and assigns forever, said tract or parcel of land situated in the County of Davidson and State of Tennessee, and bounded and described as follows viz: Lot 53 in Hugh McNairy Lavoc's addition (plan on Book 17 p 65 of R O D) fronting 142 feet on the West side of Front Street and running back between parallel lines and along the South side of Taylor Street 182 feet 8 inches to the Western line of Lot 52 in said plan. To have and to hold said real estate, with all the hereditaments and appurtenances thereunto belonging to the said Guilford Dudley and to his heirs and assigns

Filed July 15 1891 at 10 AM
Mortgage Book 57 page 129
Witness my hand
J M Williams
Clerk
by release all his right
title and interest in the
within property to the
said property