Registered January 26th 1899

For and in Consideration of One Dollar to me paid the receipt of which is acknowledged, and the other considerations hereinafter mentioned, I have this day bargained and sold, and do hereby transfer and convey to George S. Wadley Trustee and his successors in trust, certain property in the State of Tennessee, Davidson County, to wit: described as follows, to wit: First A tract of land in the 8th Civil District of Davidson County Tennessee being part of Lot No 3 of the subdivision of the Edmund Dudley lands described as follows: Beginning at a point in the center of the Nolensville Turnpike opposite a large elm on the south side of said pike near the brick kiln and running S. 4° W. 50 4 poles to an elm, B.B. Williams N.E. corner; thence South 2° 42' W. along Williams line 22 poles to the S.W. corner of said Lot No 3. Thence East 37 poles to the center of said pike; and thence down said pike with the center the run, 154.5 poles to the beginning containing 32 acres.

Second a tract of land situated in said Civil District County and State containing 6 4 Acres and described as follows, beginning at a stone in B.B. Williams line the S.W. corner of said 32 acre tract and running S. 0° 22' W. 11.6 poles to a Stake; thence East 11 poles to a Stake in the Nolensville Pike; thence with the the center of said Pike N. 15° W. 9 poles. thence N. 20° W. 5 poles to the S.E. corner of said 32 a acre tract in the center of said Pike; and thence West to the beginning. being the two tracts of land conveyed to Mrs Susan Dixon by Thomas McCorkle and wife by deed recorded in Book No 70. page 17 of the Register's Office for said County. Reference to which is hereby made for all fifty 50 acres.

To Have and to Hold said property to the said George S. Wadley Trustee, Trustee, and his successors in Trust forever. And covenant that are lawfully seized of the said property, have a good right to convey it, and that the same is unincumbered. And further covenant and bind heirs and representatives to warrant and defend the title to said property to the said George S. Wadley Trustee or his successor in trust, and his assigns forever, against the lawful claims of all persons.

But this conveyance is made in trust for the following uses and trusts, and for no other purpose, to wit:

The said John H. Dixon and Susan Dixon have this day executed to E.C. Bell their five notes as follows, viz: One note for Fifteen Hundred (1500.00) Dollars due two 2 years after date being for borrowed money, the remaining four notes are for Forty Five ($45.00) Dollars each due respectively 6, 12, 18 and 24 months after this date and are for the interest on the first mentioned note. And in case of sale under this trust deed qualification and bond of Trustee is hereby waived.

$50 U.S.I. Stamp

Now, if John H. Dixon and Susan Dixon shall pay the sum aforesaid when due according to the terms of said note, then this instrument is to be of no further force or effect. But if they fail to pay the said sum of money when due as aforesaid, or any part of said sum according to the terms above expressed, then, upon such default, this conveyance remains in full force and effect, and the said Trustee, or his successor in trust, is hereby authorized and empowered, upon giving twenty (20) days' notice, by weekly publication in some newspaper published in Davidson County, Tennessee, to sell said property at the Courthouse door in said County, to the highest bidder, for cash, and free from the equity of redemption, homestead, dower, and all other exemptions of every kind, which are hereby expressly waived, and the said Trustee, or his successor in trust, is authorized to make a deed to the purchaser. The creditor may bid at any sale under this conveyance. They agree that the Trustee may, at any time after default in payment of principal or interest as each falls due, respectively, enter and take possession of said property, and shall only account for net rents received by him.

And they agree to keep all the buildings on said property insured in some reliable fire insurance company or companies for the sum of $ 800.00 until the sum herein secured is fully paid, and to have the loss made payable on the policy to said Trustee for the benefit of the owners and holders of the debt herein secured. They agree to keep the improvements on said property in good repair and preservation, and to pay all taxes and assessments, and to pay them when due; and in case they fail to do either, then said Trustee, or the creditor herein secured, may do either, and charge and treat the amount so expended as part of the debt herein secured.

In case of sale under this Deed of Trust, the proceeds will be applied by the Trustee, first, to pay all the costs and charges of executing this trust, including attorney's fees and the expense of any litigation which may arise on account of the execution and enforcement of this trust; second, to pay said debt, or any balance thereon remaining unpaid; third, the residue to be paid to John H. Dixon and Susan Dixon or order. And in case of the death, absence, inability or refusal to act of the said Trustee at any time when action under the foregoing powers and trust may be required, the owner of the debt herein secured is hereby authorized to name and appoint a successor to execute this trust, and the title herein conveyed to George S. Wadley Trustee shall be vested in said successor. This 26th day of January, 1899

Susan Dixon
John H. Dixon

State of Tennessee } Personally appeared before me, Sanford Duncan
Davidson County } a Notary Public in and for said County and State the within named John H. Dixon and wife Susan Dixon the bargainors, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained. And Susan Dixon wife of the said John H. Dixon having appeared before me, privately and apart from her husband the said Susan Dixon 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 and official seal, at Nashville Tennessee, this 25th day of January 1899.

Seal
Sanford Duncan
Notary Public

(Affixed $1 Stamp Cancelled)

This conveyance was executed to secure the purchase money of the land described therein and the said Deed is to become void when said note is paid.

Geo. S. Wadley

Recd Jany 26th 1899 at 12.10 P.M.

Registered January 26th 1899

For and in Consideration of One Dollar to me paid the receipt of which is acknowledged, and the other considerations hereinafter mentioned, I have this day bargained and sold, and do hereby transfer and convey to A.N.R. Limbley Trustee and his successors in trust, certain property in the State of Tennessee, Davidson County, described as follows, to wit:

Being a lot fronting 50 ft on the east side of Spruce street 200 ft from the corner of Edgefield and Nashville Pike and running back 150 ft more or less to an alley.

To Have and to Hold said property to the said A.N.R. Limbley Trustee, and his successors in Trust forever. And covenant that are lawfully seized of the said property, have a good right to convey it, and that the same is unincumbered. And further covenant and bind heirs and representatives to warrant and defend the title to said property to the said A.N.R. Limbley Trustee or his successor in trust, and his assigns forever, against the lawful claims of all persons.

But this conveyance is made in trust for the following uses and trusts, and for no other purpose, to wit:

We have this day borrowed from G.H. Hale the sum of Two Hundred and Eighty Five Dollars ($285.00) as evidenced by our promissory note for that amount to the order of said G.H. Hale dated January 26th 1899 and due in one year from that date with interest said note is payable at the American National Bank. To secure the payment of said note and interest this conveyance is made.

Now, if We shall pay the sum aforesaid when due according to the terms of said note, then this instrument is to be of no further force or effect. But if we fail to pay the said sum of money when due as aforesaid, or any part of said sum, according to the terms above expressed, then upon any default this conveyance remains in full force and effect, and the said Trustee, or his successor in trust, is hereby authorized and empowered upon giving thirty days notice by weekly publication in some newspaper published in Nashville Davidson County Tennessee to sell said property at the courthouse door in said County, to the highest bidder, for cash, and free from the equity of redemption, homestead, dower, and all other exemptions of every kind which are hereby expressly waived, and the said Trustee, or his successor in trust, is authorized to make a deed to the purchaser. The creditor may bid at any sale under this conveyance We agree that the Trustee may, at any time after default in payment of principal or interest as each falls due respectively enter and take possession of said property, and shall only account for net rents received by him

And We agree to keep all the buildings on said property insured in some reliable fire insurance company or companies for the sum of $ 600.00 until the sum herein secured is fully paid, and to have the loss made payable on the policy to said Trustee for the benefit of the owners and holders of the debt herein secured. We agree to keep the improvements on said property in good repair and preservation and to pay all taxes and assessments, and to pay them when due; and in case We fail to do either then said Trustee, or the creditor herein secured, may do either, and charge and treat the amount so expended as part of the debt herein secured.

In case of sale under this Deed of Trust, the proceeds will be applied by the Trustee, first, to pay all the costs and charges of executing this trust, including attorney's fees and the expense of any litigation which may arise on account of the execution and enforcement of this trust, second, to pay said debt, or any balance thereon remaining unpaid; third, the residue to be paid to George Newsom and wife Minnie Newsom or order. And in case of the death, absence, inability or refusal to act of the said Trustee at any time when action under the foregoing powers and trust may be required, the owner of the debt herein secured is hereby authorized to name and appoint a successor to execute this trust, and the title herein conveyed to A.N.R. Limbley Trustee shall be vested in said successor. This 26th day of January 1899

Instrument by G.C. Tyree
Time 1 Page

George Newsom
Minnie Newsom
wife

State of Tennessee } Personally appeared before me, G.C. Tyree a Notary
Davidson County } Public in and for said County and State, the within named George Newsom and Minnie Newsom the bargainors, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained. And Minnie Newsom wife of the said George Newsom having appeared before me, privately and apart from her husband the said Minnie Newsom 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 and official seal at Nashville Tennessee, this 26th day of January 1899.

Seal
G.C. Tyree Notary Public

Recd Jany 25th 1899 at 12.40 P.M.