RACHEL A. CRAIGHEAD, NUMBER, 32009, REG, JANY 7, 1922.
TO DEED. FOR THE LOVE AND AFFECTION I ENTERTAIN FOR DANIEL
1ST.-SAVINGS BNK. & TR. CO. C. BUNTIN AND HIS WIFE, ELSIE C. BUNTIN AND THEIR CHILDREN, MAY WINSTON BUNTIN ANDTHOMAS CRAIGHEAD BUNTIN, AND THEIR HEIRS-AT-LAW, I RACHEL A. CRAIGHEAD, A WIDOW, DO HEREBY GIVE, TRANSFER AND CONVEY TO FIRST SAVINGS BANK & TRUST COMPANY AS TRUSTEE, AND TO ITS SUCCESSORS IN TRUST, FOR THE USES AND PURPOSES HEREINAFTER SET FORTH, THE FOLLOWING DESCRIBED PROPERTY IN NASHVILLE, DAVIDSON COUNTY, STATE OF TENNESSEE: PART OF LOT NO. 100 ON THE ORIGINAL PLAN OF NASHVILLE, NOT OF RECORD, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF 6TH AVENUE, NORTH, FORMERLY HIGH STREET, AND UNION STREET, AS WIDENED BY CITY ORDINANCE MARCH, 3, 1897; RUNNING THENCE WITH THE EASTERLY MARGIN OF SAID AVENUE, SOUTHERLY 95.206 FEET TO THE NORTHWEST CORNER OF A PART OF SAID LOT FORMERLY OWNED BY JOSEPH VAULX; THENCE AT RIGHT ANGLES EASTERLY WITH THE NORTHERLY LINE OF SAID VAULX LOT 172 FEET, MORE OR LESS, TOTHE WESTERLY MARGIN OF AN ALLEY; THENCE WITH THE WESTERLY MARGIN OF SAID ALLEY NORTHERLY 95.066 FEET TO THE SOUTHERLY MARGIN OF SAID UNION STREET AS WIDENED; THENCE WITH THE SOUTHERLY MARGIN OF SAID STREET WESTERLY 172 FEET, MORE OR LESS, TO THE BEGINNING, AND BEING THE REMAINDER ESTATE IN SAID PROPERTY CONVEYED TO ME BY DEED OF DANIEL C. BUNTIN AND WIFE, ELSIE C. BUNTIN DATED SEPTEMBER, 21, 1921, THE SAME BEING OF RECORD IN BOOK 576, PAGE 458, OF THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. BUT THIS CONVEYANCE IS MADE UPON THE FOLLOWING USES AND TRUSTS AND NONE OTHER, THAT IS TO SAY: SAID FIRST SAVINGS BANK & TRUST COMPANY, AS TRUSTEE, AND ITS SUCCESSORS IN TRUST, SHALL HOLD MANAGE AND COLLECT THE INCOME AND PROFITS FROM SAID PROPERTY, AND PAY THETAXES, KEEP THE IMPROVEMENTS THEREON PROPERLY INSURED, AND MAKE SUCH REPAIRS AND IMPROVEMENTS AS MAY BE NECESSARY FROM TIME TO TIME, AND SHALL PAY THE NET INCOME AND PROFITS FROM SAID PROPERTY, AFTER THE PAYMENT OF SAID TAXES, INSURANCE, ETC., TO ME FOR AND DURING MY NATURAL LIFE; AND AT MY DEATH MY SAID TRUSTEE SHALL PAY OVER THE NET INCOME FROM SAID PROPERTY TO THE SAID DANIEL C. BUNTIN AND HIS SAID WIFE, ELSIE C. BUNTIN FOR AND DURING THE TERM OF THEIR NATURAL LIVES, OR TO THE SURVIVOR OF THEM; AND AT THE DEATH OF THE SURVIVOR OF THE SAID DANIEL C. BUNTIN AND ELSIE C. BUNTIN, TO PAY THE NET INCOME ARISING FROM SAID PROPERTY TO THEIR CHILDREN, MAY WINSTON BUNTIN AND THOMAS CRAIGHEAD BUNTIN, IN EQUAL SHARES DURING THE TERM OF THEIR NATURAL LIVES; AND UPON THE DEATH OF EITHER ONE OF THE SAID MAY WINSTON BUNTIN, OR THOMAS CRAIGHEAD BUNTIN DURING THE LIFETIME OF THEOTHER, LEAVING A CHILD OR CHILDREN, THE SHARE OF SAID NET INCOME GOING TO THE ONE SO DYING SHALL BE PAID TO HIS OR HER CHILD OR CHILDREN IN EQUAL SHARES IF THERE BE MORE THAN ONE; AND UPONTHE DEATH OF THE SURVIVOR OF THE SAID MAY WINSTON BUNTIN AND THOMAS CRAIGHEAD BUNTIN, THE PERIOD OF THIS TRUST SHALL TERMINATE, ANDTHE REMAINDER IN FEE IN AND TO SAIDPROPERTY SHALL DESCEND TO THE LEGAL HEIRS OF THE SAID MAY WINSTON BUNTIN AND THOMAS CRAIGHEAD BUNTIN, MY SAID TRUSTEE SHALL PAY OVER THE NET INCOME ARISING FROM SAID PROPERTY AFTER MY DEATH TO SAID BENEFICIARIES HEREINBEFORE MENTIONED, DANIEL C. BUNTIN AND ELSIE C. BUNTIN AND THEIR CHILDREN AS AFORESAID, AND DURING THE PERIOD THAT THIS TRUST CONTINUES IN FORCE THE INTEREST OF THE BENEFICIARIES SHALL NOT BE SUBJECT TO THEIR DEBTS OR SUBJECT TO BE REACHED BY LEGAL EXECUTION, ATTACHMENT, OR IN ANY OTHER MANNER, NOR SHALL THE SAID BENEFICIARIES OF THIS TRUST HAVE THE RIGHT TO SELL, PLEDGE, OR OTHERWISE, ENCUMBER OR DISPOSE OF THEIR INTEREST IN SAID TRUST OR IN THE INCOME THEREOF, THE SAID TRUST BEING CREATED FOR THE EXPRESS PURPOSE AMONG OTHER THINGS, OF PREVENTING THE ALIENATION, OR SUBJECTION OF SAID TRUST ESTATE, OR THE INCOME THEREOF, WHETHER VOLUNTARILY, OR IN ANY OTHER MANNER. IN MAKING ANY LEASE OR LEASES OF SAID PROPERTY MY SAID TRUSTEE OR ITS SUCCESSORS IN TRUST, SHALL FIRST, OBTAIN THE CONSENT IN WRITING OF THE BENEFICIARIES OF THIS TRUST, AND IF ANY OF THE BENEFICIARIES SHALL AT THE TIME BE MINORS, SUCH CONSENT SHALL BE GIVEN BY THEIR GUARDIAN. TO HAVE AND TO HOLD THE SAME UNTO THE SAID FIRST SAVINGS BANK & TRUST COMPANY AS TRUSTEE, AND ITS SUCCESSORS, IN TRUST, FOREVER. I COVENANT AND AGREE FOR MYSELF, MY HEIRS AND PERSONAL REPRESENTATIVES, TO WARRANT AND DEFEND THE TITLE TO SAID PROPERTY TO SAID FIRST SAVINGS BANK & TRUST COMPANY AS TRUSTEE, AND ITS SUCCESSORS IN TRUST, AGAINST ANY CLAIM MADE BY MYSELF, OR ANY PERSON CLAIMING THROUGH OR UNDER ME, BUT NO FURTHER. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND THIS THE 4TH DAY OF JANUARY, 1922.

STATE OF TENNESSEE, DAVIDSON COUNTY,) RACHEL A. CRAIGHEAD.

PERSONALLY APPEARED BEFORE ME H.W. SPICER A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE THE WITHIN NAMED RACHEL A. CRAIGHEAD, A WIDOW, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO ACKNOWLEDGED THAT SHE EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED. WITNESS MY HAND AND OFFICIAL SEAL AT NASHVILLE, TENNESSEE, THIS 4TH DAY OF JANUARY, 1922.

REC. JANY 5, 1922, AT 10:30 A.M. SEAL H.W. PS+-SPICER, NOTARY PUBLIC.

GEORGE M. MCDONALD, NUMBER, 32010, REG. JANY 7, 1922.
TO DEED, WHEREAS, AS HERETOFORE BY INSTALLMENT DEED EXECUTED
H.M. BEECH, BY GEORGE M. MCDONALD, TO H.M. BEECH, MAY 22, 1916, AND OF RECORD IN BOOK NO. 479, PAGE 181, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, WHEREIN, FOR THE PURPOSE OF SECURING THE INDEBTEDNESS THEREIN MENTIONED, A VENDOR'S LIEN WAS RETAINED ON THE PROPERTY HEREIN CONVEYED TO SECURE THE PAYMENT OF THE PURCHASE NOTES THEREIN DESCRIBED, SAID PROPERTY BEING SITUATED IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEING LOT NO. 63 IN CEPHAS WOODWARD'S SUBDIVISION OF LOTS NOS. 5 AND 6 OF THE WOODARD LAND, AS OF RECORD IN BOOK NO. 161, PAGE 174, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. SAID LOT NO. 63 FRONTS 50 FEET ON THE EAST SIDE OF TWELFTH AVENUE, NORTH, FORMERLY EPPS AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES 115, FEET TO AN ALLEY, AND; WHEREAS, IN ACCORDANCE WITH THE TERMS OF THE ABOVE MENTIONED INSTALLMENT DEED THE LAWFUL OWNER AND HOLDER OF THE UNPAS-UNPAID NOTES WAS AUTHORIZED IN THE EVENT OF THE FAILURE OF THE SAID H.M. BEECH, TO PAY THE INDEBTEDNESS THEREIN MENTIONED AND AS THEREIN PROVIDED IN SAID DEED TO ADVERTISE AND SELL SAIDPROPERTY FOR CASH, FREE FROM THE EQUITY OF REDEMPTION, HOMESTEAD, DOWER AND ALL OTHER EXEMPTIONS. AND; WHEREAS, DEFAULT HAVING BEEN MADE IN THE PAYMENT OF SAID INDEBTEDNESS AS PROVIDED IN SAID DEED, SAID DEFAULT EXTENDING OVER A PERIOD OF MORE THAN TWELVE MONTHS, WE J.T. WINTERS AND W.F. HARDISON COMPOSING THE FIRM OF WINTERS & HARDISON, BEING THE LAWFUL OWNER AND HOLDER OF SAID UNPAID NOTES AFTER DUE ADVERTISEMENT OF TIME, PLACE OF SALE AS WELL AS THE TERMS AS PROVIDED IN SAID DEED, DID AT THE COURT HOUSE DOOR IN THE CITY OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE, AT 12 O'CLOCK NOON, SATURDAY NOVEMBER, 26, 1921, SELL SAID REAL ESTATE AT PUBLIC AUCTION AT THE PRICE OF $632.50 TOPEARL GERTRUDE BEECH, THIS BID BEING THE HIGHEST, BEST AND LAST MADE THEREFOR, AND THE SAID PEARL GERTRUDE BEECH, HAVING COMPLIED WITH THE TERMS OF SAID SALE BY PAYING THE ENTIRE PURCHASE PRICE TO US IN CASH. NOW THEREFORE IN CONSIDERATION OF SUCH PAYMENT AND BY VIRTUE OF THE POWER AND AUTHORITY VESTED IN US UNDER THE TERMS OF SAID DEED AFORESAID, WE J.T. WINTERS AND W.F. HARDISON, COMPOSING THE FIRM OF WINTERS & HARDISON, BEING THE LAWFUL OWNERS AND HOLDERS OF SAID INDEBTEDNESS AS HEREIN SET OUT, DO HEREBY SELL, TRANSFER AND CONVEY TO THE SAID PEARL GERTRUDE BEECH, HER HEIRS AND ASSIGNS, FOREVER THEABOVE DESCRIBED REAL ESTATE. PURCHASER TO ASSUME ALL UNPAID TAXES AGAINST THE PROPERTY INCLUDING TAXES FOR THE YEAR 1921. TO HAVE AND TO HOLD THE SAID REAL ESTATE WITH THE APPURTENANCES ESTATE, TITLE AND INTEREST THEREIN AND THERETO BELONGING TO THE SAID, HEIRS AND ASSIGNS, FOREVER, WITNESS OUR HANDS THIS [illegible]