NUMBER 84243 RECORDED MCH 5,1937 AMBROSE M.MCKINNEY,ET UX TO E.F. LUNN AND WIFE

1025

For and in consideration of the sum of ($4200.00) FOUR THOUSAND TWO HUNDRED AND NO/100 DOLLARS CASH IN HAND PAID BY E.F. LUNN AND WIFE, VERNA L. LUNN, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
WE, AMBROSE M. MCKINNEY AND WIFE, AUDA K. MCKINNEY, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID E.F. LUNN AND WIFE, VERNA L. LUNN, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:
BEING LOT NO.16 OF BLOCK "D" ON THE MAP OF COUNTRY CLUB ESTATES, AS OF RECORD IN BOOK 843, PAGE 95, REGISTER'S OFFICE FOR SAID COUNTY.
SAID LOT NO.16 FRONTS 100 FEET ON THE WESTERLY SIDE OF MCALPINE AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES 175 FEET TO A DEAD LINE.
BEING THE SAME PROPERTY CONVEYED TO AMBROSE M.MCKINNEY AND WIFE, BY DEED FROM A.C. BREAST AND WIFE, AS APPEARS OF RECORD IN BOOK 982, PAGE 28, SAID REGISTER'S OFFICE.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said E.F. LUNN AND WIFE, VERNA L. LUNN, THEIR heirs and assigns, forever, and WE do covenant with the said E.F. LUNN AND WIFE, VERNA L. LYNN 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 AS TO BUILDING RESTRICTIONS SET OUT IN THE DEED FROM A.C. BREAST TO AMBROSE M MCKINNEY OF RECORD IN BOOK 982, PAGE 28, SAID REGISTER'S OFFICE, AND SUBJECT ALSO TO TAXES FOR 1937 WHICH ARE ASSUMED BY THE PURCHASERS.
And WE, AMBROSE M.MCKINNEY AND WIFE, do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said E.F. LUNN AND WIFE, VERNA L. LUNN, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this FIRST day of MARCH, 19 37

Witness:
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AMBROSE M.MCKINNEY
AUDA K.MCKINNEY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, RENA B. REYNOLDS a Notary Public in and for said County and State, the within-named AMBROSE M.MCKINNEY AND WIFE, AUDA K.MCKINNEY the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.
And X X X wife of the said, having appeared before me privately and apart from husband, the said, acknowledged the execution of the said instrument to have been done by X freely, voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 2ND day of MCH, 19 37.
Commission Expires CNCN day of 1-11-40, 19

U.S.R.S. $4.50
REC'D MCH 4,1937 AT 10:00 A.M.

(Seal.) RENA B. REYNOLDS
Notary Public.

NUMBER 84267 RECORDED MCH 5,1937 MRS. REBECCA HIGGINS TO MARGARET MCCAMPBELL LASSING

1025

For and in consideration of the sum of TWO THOUSAND & NO/100 ($2000.00) ------- DOLLARS CASH IN HAND PAID, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,
I, MRS. REBECCA HIGGINS, A WIDOW, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARGARET MCCAMPBELL LASSING, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:
LAND IN THE 12TH WARD OF THE CITY OF NASHVILLE AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE NORTHERN MARGIN OF CHARLOTTE AVENUE 55.5 FEET EAST OF 45TH AVE., FORMERLY 4TH STREET, RUNNING THENCE NORTHERLY AND PARALLEL WITH 45TH AVENUE, NORTH, 100 FEET TO A POINT; THENCE EASTWARDLY PARALLEL WITH CHARLOTTE AVE., 50 FEET TO THE WEST MARGIN OF AN ALLEY, 100 FEET TO CHARLOTTE AVENUE; THENCE ALONG THE NORTHERN MARGIN OF CHARLOTTE AVENUE, WESTWARDLY 50 FEET TO THE XXXXXXX POINT OF BEGINNING.
BEING THE SAME PROPERTY CONVEYED TO MRS. REBECCA HIGGINS BY FRANK HIGGINS AND WIFE, MADELINE HIGGINS, OF RECORD IN BOOK 1025 PAGE 115, R.O.D.C.TENNESSEE.
x Thence southwardly along the west margin of said 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 MARGARET MCCAMPBELL LASSING HER heirs and assigns, forever, and I do covenant with the said MARGARET MCCAMPBELL LASSING that I AM lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered.
EXCEPT FOR 1937 STATE, COUNTY AND CITY TAXES, WHICH GRANTEE ASSUMES AND AGREES TO PAY.
And I do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said MARGARET MCCAMPBELL LASSING HER heirs and assigns, against the lawful claims of all persons whomsoever

Witness MY hand, this 3RD day of MCH, 19 37

Witness:

MRS. REBECCA HIGGINS

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, LOUISE V. STEPHENS a Notary Public in and for said County and State, the within-named MRS. REBECCA HIGGINS, A WIDOW, the bargainor, with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained.
And X X X wife of the said, having appeared before me privately and apart from husband, the said, acknowledged the execution of the said instrument to have been done by X freely, voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 3RD day of MARCH, 19 37
Commission Expires 17 day of OCT, 1939

U.S.R.S. $2.00
REC'D MCH 4,1937 AT 1:21 P.M.

(Seal.) LOUISE V. STEPHENS
Notary Public.