NUMBER 86840 RECORDED APRIL 23RD, 1937 MRS. RITHA B. HUDGENS, TO E. W. SEAWELL ET UX.

2/914 MARSHALL, BRUCE CO. NASHVILLE

1025

For and in consideration of the sum of ONE AND NO/100 ($1.00)....DOLLARS CASH IN HAND PAID AND OTHER GOOD AND VALUABLE CONSIDERATION, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED AND THE ASSUMPTION OF MORTGAGE IN FAVOR OF THE PRUDENTIAL INSURANCE COMPANY IN AMOUNT OF TEN THOUSAND NINE HUNDRED SIXTEEN AND 25/100 ($10,916.25) DOLLARS, MRS. RITHA B. HUDGENS HAS BARGAINED AND SOLD AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO THE SAID E. W. SEAWELL AND WIFE LENA HUDGENS SEAWELL THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY ~~TENNESS~~ STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT.
BEING LOT NO.12 THE EASTERLY 18 FEET OF LOT NO. 13 AND THE REAR OR EASTERLY 68 FEET OF LOTS 16 AND 17, ON THE MAP OF W. W. DILLON'S RESUBDIVISION OF LOTS NOS. 12 TO 17 INCLUSIVE IN JONES AND CALHOUN'S SUBDIVISION, AS OF RECORD IN BOOK 421 PAGE 12, REGISTER'S OFFICE FOR SAID COUNTY.
SAID LOT NO.12 AND THE EASTERLY PART OF LOT NO.13 FRONT TOGETHER 68 FEET ON THE SOUTHERLY SIDE OF JONES AVENUE, AND TOGETHER WITH THE EASTERLY PART OF LOTS NO. 16, AND 17 RUN BACK BETWEEN PARALLEL LINES WITH THE WESTERLY MARGIN OF AN ALLEY 271 FEET TO A DEAD LINE.
AND BEING THE SAME PROPERTY CONVEYED TO MRS. RITHA B. HUDGENS, A WIDOW, BY DEED FROM A. D. CLARK, OF RECORD IN BOOK 782, PAGE 291, REGISTER'S OFFICE, DAVIDSON COUNTY TENNESSEE.

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. W. SEAWELL AND WIFE LENA HUDGENS, SEAWELL, heirs and assigns, forever, and I/K do covenant with the said E. W. SEAWELL AND WIFE LENA HUDGENS, SEAWELL 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 AS HEREINBEFORE SET OUT

And I, MRS. RITHA B. HUDGENS, do further covenant and bind MYSELF MY heirs and representatives, to warrant and forever defend the title to said land to the said E.W. SEAWELL AND WIFE LENA HUDGENS SEAWELL THEIR, heirs and assigns, against the lawful claims of all persons whomsoever

Witness MY hand, this 21ST day of APRIL, 19 37

Witness:

MRS. RITHA B. HUDGENS,

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, R. EUGENE MYERS, a Notary Public in and for said County and State, the within-named MRS. RITHA B. HUDGENS A WIDOW, the bargainor S, with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained.

And XXXXXXX 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 freely, voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes therein XXXXXX.

Witness my hand and official seal at Nashville, Tennessee, this 22 day of APRIL, 19 37
Commission Expires 10 day of JAN. 19 39

U.S.R. S $5.50

(Seal.) R. EUGNE MYERS, Notary Public.

RECEIVED APRIL 22 1937 AT 2; 37 P.M.

NUMBER 86903 RECORDED APRIL 24, 1937. A. J. LINX, ET UX TO A. E. BEAZLEY.

2/914 MARSHALL & BRUCE CO. NASHVILLE

1025

For and in consideration of the sum of - SEVEN HUNDRED FIFTY & NO/100 ($750.00) DOLLARS OF WHICH ONE HUNDRED FIFTY & NO/100 ($150.00) DOLLARS HAS BEEN PAID IN CASH BY A. E. BEAZLEY, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED AND FOR THE REMAINDER THE SAID A. E. BEAZLEY HAS ASSUMED AND HEREBY AGREES TO PAY A LOAN MORTGAGE IN THE SUM OF SIX HUNDRED & NO/100 --($600.00)-- DOLLARS SECURED BY DEED OF TRUST TO RUFUS GANN, TRUSTEE FROM J. M. PUTMAN AND WIFE OF RECORD IN BOOK 755, PAGE 506, BEING $600.00 ASSUMED WITH INTEREST FROM APRIL 9TH, 1937.

A. J. LINX AND WIFE, LOLA LINX, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID A. E. BEAZLEY, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. 69 IN HUMPHREY'S, HOUSTON AND MARTIN'S ADDITION TO NASHVILLE, TENNESSEE, A PLAN OF WHICH IS OF RECORD IN BOOK 36, PAGE 117, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 69 FRONTS 50 FEET ON THE NORTHERLY SIDE OF HUMPHREYS STREET, AND EXTENDS BACK NORTHWARDLY BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO A. J. LINX BY DEED FROM ELSIE S. WINN AND HUSBAND OF RECORD IN BOOK 866, PAGE 148, 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 A. E. BEAZLEY, HIS, heirs and assigns, forever, and WE do covenant with the said A. E. BEASLEY 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 TAXES FOR 1937 WHICH HAVE BEEN EXPRESSLY ASSUMED BY THE GRANTEE, AND LOAN MORTGAGE HEREINBEFORE MENTIONED.

And WE do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said A. E. BEAZLEY, -- heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 21ST day of APRIL, 19 37.

Witness:

--

A. J. LINX

LOLA LINX

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, JOE W. RIVES, a Notary Public in and for said County and State, the within-named A. J. LINX AND WIFE, LOLA LINX, 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 wife of the said, having appeared before me privately and apart from husband, the said X acknowledged the execution of the said instrument to have been done by X freely, voluntarily, and understandingly, without compulsion or constraint from X said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 22ND day of APRIL, 19 37.
Commission Expires 2ND day of JULY, 19 39.

(Seal.) JOE W. RIVES, Notary Public.

U.S.R.S. $0.50.

RECEIVED APRIL 23, 1937, AT 3:01 P.M.