NUMBER 102446 RECORDED MARCH 14, 1938.
EVELYN CHRISTINE KING, BEN G.KING, TO BEN ADAMS AND WIFE, ANNA MARY ADAMS.
1046

For and in consideration of the sum of ONE (1) DOLLARS CASH IN HAND PAIC, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WE, BEN G.KING AND SISTER EVELYN CHIRSTINE KING, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID BEN ADAMS AND WIFE, ANNA MARY ADAMS, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, AS FOLLOWS:

BEING LOT NO.SEVENTY-SIX (76) ON THE MAP OF NAWAKWA HILLS, POWWOW ADDITION SECTION NO. THREE (3) AS PER SURVEY AND PLAN MADE BY ERLE DRAKE, COUNTY SURVEYOR, DAVIDSON COUNTY,TENNESSEE, JANUARY 17TH., 1935 AND RECORDED IN BOOK 974, PAGE 25, REGISTERS OFFICE OF DAVIDSON COUNTY,TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR AS COMPLETE AND ACCURATE DESCRIPTION AS IF FULLY COPIED HEREIN.

SAID LOT NO.76 BEING THE SAME LOT CONVEYED TO EVELYN CHRISTINE KING ET AL. BY NAWAKWA HILLS ESTATES INC. BY DEED OF RECORD IN BOOK 1036,PAGE 334,R.O.D.C. 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 BEN ADAMS AND WIFE, ANNA MARY ADAMS, THEIR, heirs and assigns, forever, and WE do covenant with the said BEN ADAMS AND WIFE, ANNA MARY ADAMS, 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,

And WE OUR heirs and representatives, to warrant and forever defend the title to said land to the said BEN ADAMS AND WIFE, ANNA MARY ADAMS, THEIR heirs and assigns, against the lawful claims of all persons whomsoever. A LIEN IS EXPRESSLY RETAINED UPON THE PROPERTY HEREIN CONVEYED TO SECURE ALL THE DEFERRED PAYMENTS OF PURCHASE MONEY.

Witness OUR hand S, this 14TH day of JANUARY, 1938.

Witness: BEN HIS X MARK ADAMS — BEN G. KING
ANNA MARY ADAMS & BEN ADAMS MARKS WITNESSED BY JACK OAKLEY — ANNA MARY HER X MARK ADAMS — EVELYN CHRISTINE KING

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC.

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, V.H.ELLIS, a Notary Public in and for said County and State, the within-named BEN G.KING AND SISTER,EVELYN CHRISTINE KING, AND BEN ADAMS AND WIFE, ANNA MARY ADAMS, the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within NAMED instrument for the purposes therein contained.

And X wife of the said, having appeared before me privately and apart from husband X, the said X 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 expressed.

Witness my hand and official seal at Nashville, Tennessee, this 18 day of JANUARY, 1938.
Commission Expires 10 day of MAY, 1939. (Seal.) V.H.ELLIS, Notary Public.

RECD MARCH 12, 1938 AT 9:01 A.M.
MM



NUMBER 102464 RECORDED MARCH 14,1938.
MARGARET PERKINS ET AL., TO THOMAS O.PERKINS.
1046

For and in consideration of the sum of FIVE DOLLARS CASH IN HAND PAID BY THOMAS O.PERKINS THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED AND OTHER VALUABLE CONSIDERATIONS THE RECEIPT ALSO OF WHICH IS HEREBY ACKNOWLEDGED,

WE, MARGARET PERKINS AND HUSBAND, THOMAS O.PERKINS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID THOMAS O.PERKINS, 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. (14) FOURTEEN OF BLOCK A ON THE MAP OF WOODLAWN ESTATES, AS OF RECORD IN BOOK 843, PAGE 82, R.O.D.C.TENN.

SAID LOT NO.14 FRONTS 55 FEET ON THE SOUTH SIDE OF DULING AVE. AND RUNS BACK BETWEEN PARALLEL LINES 165 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO THOMAS O.PERKINS AND WIFE, BY DEED OF ALBERT DULING,TR., OF RECORD IN BOOK 982, PAGE 229, R.O.D.C.TENN.

THERE IS A MORTGAGE ON ABOVE DESCRIBED PROPERTY HELD BY FIRST FED. SAVINGS & LOAN ASS. WHICH IS EXPRESSLY ASSUMED BY THE GRANTEE HEREIN.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said THOMAS O.PERKINS, HIS, heirs and assigns, forever, and WE do covenant with the said THOMAS O.PERKINS, 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 HEREIN SET OUT.

And WE do further covenant and bind OURSELVES AND OUR heirs and representatives, to warrant and forever defend the title to said land to the said THOMAS O.PERKINS, HIS heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 12 day of MARCH, 1938.

Witness: THOMAS O.PERKINS
MARGARET PERKINS

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, RICHARD S.WEST, a Notary Public in and for said County and State, the within-named MARGARET PERKINS AND HUSBAND, THOMAS O.PERKINS, 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 X, the said X 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 expressed.

Witness my hand and official seal at Nashville, Tennessee, this 12 day of MARCH, 1938.
Commission Expires 30 day of APR, 1938. (Seal.) RICHARD S.WEST, Notary Public.

RECD MARCH 12, 1938 AT 10.46 A.M.
MM