(SEAL) LELA RICHARDSON, NOTARY PUBLIC

COM.EXPIRES APRIL 7 1940

U.S.R.S. $.50¢

REC'D APRIL 27,1938 AT 1:15 P.M.

NUMBER 104829 RECORDED APRIL 28,1938

SPERRY REALTY CO TO

TO

T.R.FORE ET UX

V. J.A.E.

FOR AND IN CONSIDERATION OF THE SUM OF SEVEN HUNDRED AND NO/100 ($700.00)DOLLARS,PAID AND PAYABLE BY THEODORE R. FORE, AND WIFE, MAMIE KILDOW FORE TO THE SPERRY REALTY COMPANY AS FOLLOWS: ONE HUNDRED SEVENTY-FIVE ($175.00) DOLLARS IN CASH, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED BY THE SPERRY REALTY COMPANY, AND FOUR DEFERRED PAYMENTS NOTES OF THE SAID THEODORE R. FORE AND WIFE, MAMIE KILDOW FORE IN THE SUM OF ONE HUNDRED THIRTY-ONE AND 25.100 ($131.25) DOLLARS EACH, PAYABLE TO THE ORDER OF THE SPERRY REALTY COMPANY, OF EVEN DATE HEREWITH, BEARING INTEREST AT THE RATE OF SIX PER CENT PER ANNUM FROM DATE, THE FIRST OF SAID NOTES MATURING SIX MONTHS AFTER DATE, AND THE REMAINDER MATURING,RESPECTIVELY, EACH SIX MONTHS THEREAFTER, TO SECURE THE PAYMENT OF WHICH SAID NOTES A LIEN IS HEREBY EXPRESSLY RETAINED ON THE PROPERTY AND WATER RIGHTS HEREIN CONVEYED-- AND IN THE EVENT ANY ONE OR MORE OF SAID NOTES OR INTEREST THEREON IS NOT PAID AS AND WHEN SAME MATURES,THEN, AT THE OPTION OF THE SPERRY REALTY COMPANY, OR THE OWNER AND HOLDER OF THE UNPAID NOTES, ALL OF SAID UNPAID NOTES MAY BE DECLARED IMMEDIATELY DUE AND PAYABLE,WITHOUT NOTICE, THE SAID SPERRY REALTY COMPANY , A CORPORATION ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF TENNESSEE, HAS THIS DAY BARGAINED AND SOLD,AND BY THESE PRESENTS DO TRANSFER AND CONVEY,UNTO THE SAID THEODORE R. FORE AND WIFE MAMIE KILDOW FORE THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE SEVENTH CIVIL DISTRICT,OF DAVIDSON COUNTY,STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO3 IN BLOCK G IN THE PLAN OF W.M. CANTRELL'S SUBDIVISION,AS OF RECORD IN BOOK 332, PAGE 85, R.O.D.C. TENNESSEE.

SAID LOT NO.3, BLOCK G. FRONTS 100 FEET ON THE WESTERLY SIDE OF STOKES (OR JORDAN) AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 221 FEET 3 INCHES TO AN ALLEY.

AND BEING A PART OF THE PROPERTY CONVEYED TO SPERRY REALTY COMPANY BY DEED OF MAMIE J.SPERRY ET AL, DATED FEBRUARY 25,1937 AND OF RECORD IN BOOK 1021 PAGE 621, R.O.D.C.TENNESSEE. THE SAID PARCEL OR TRACT OF LAND IS CONVEYED SUBJECT TO EACH AND ALL OF THE RESTRICTIONS AND COVENANTS WHICH RUN WITH SAID LAND AND BIND ALL PERSONS WHO MAY OWN, POSSESS, OCCUPY AND USE SAME UNTIL JANUARY 1,1947, SET OUT AND CONTAINED IN INSTRUMENT EXECUTED BY SPERRY REALTY COMPANY ,DATED APRIL 2,1937, RECORDED IN BOOK1021,PAGE 655, R.O.D.C.,TENNESSEE, AS AMENDED BY INSTRUMENT DATED APRIL 12,1938, EXECUTED BY SPERRY REALTY COMPANY AND OTHERS,AND RECORDED IN BOOK 1040 PAGE 683, R.O.D.C. ,TENNESSEE, TO WHICH RECORDED INSTRUMENTS SPECIFIC REFERENCE IS HEREBY MADE FOR ALL OF THE RESTRICTIONS, COVENANTS AND PROVISIONS

I declare that I am the true and lawful holder of the claim secured by the within deed of trust, recorded, and hereby acknowledge the satisfaction of the same in full. This ....26 day of ....

Attest: ..... DEPUTY REGISTER

Sperry Realty Co.
By Edgar J. Sperry, Pres.

SIGNE MARSHALL & BRUCE CO. NASHVILLE

THEREIN CONTAINED , AND SAME ARE MADE A PART HEREOF AS FULLY AND TO THE SAME EXTENT AS IF SAID INSTRUMENTS WERE SET FORTH VERBATIM HEREIN.

FOR THE AFORESAID CONSIDERATION.THE SPERRY REALTY COMPANY ALSO CONVEYS TO THE SAID THEODORE R. FORE AND WIFE, MAMIE KILDOW FORE AND FUTURE OWNERS OF SAID LOT, THE RIGHT TO MAKE ONE TAP TO, OR SERVICE CONNECTION WITH, THE WATER MAIN LOCATED IN THE STREET OR AVENUE ADJACENT TO SAID LOT SUBJECT TO ALL OF THE PROVISIONS, STIPULATIONS, WARRANTIES AND COVENANTS CONTAINED IN CONTRACT BETWEEN HILLSBORO WATER COMPANY, INC., AND E.A. WORTHAM, TRUSTEE, ON THE ONE HAND, DATED MARCH 26,1937 , OF RECORD IN BOOK 1022, PAGE 178, R.O.D.C.,TENNESSEE,AND THE PURCHASER AGREES TO PAY A MONTHLY PUMPING FEE OF $1.00 PER MONTH, PAYABLE SIX MONTHS IN ADVANCE, IF AND SO LONG AS WATER IS BOOSTERED; TO WHICH RECORDED CONTRACT SPECIFIC REFERENCE IS HEREBY MADE FOR ALL OF THE PROVISIONS, STIPULATIONS,WARRANTIES AND COVENANTS THEREIN CONTAINED, AND SAME ARE MADE A PART HEREOF AS FULLY AND TO THE SAME EXTENT AS IF SAID CONTRACT WERE SET FORTH VERBATIM 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 THEODORE R.FORE AND WIFE, MAMIE KILDOW FORE THEIR HEIRS AND ASSIGNS FOREVER.

AND THE SAID SPERRY REALTY COMPANY DOES COVENANT WITH THE SAID THEODORE R. FORE AND WIFE, MAMIE KILDOW FORE THAT IT IS LAWFULLY SEIZED AND POSSESSED OF SAID LAND IN FEE SIMPLE, HAS A GOOD RIGHT TO CONVEY IT, AND THAT SAME IS UNENCUMBERED, EXCEPT BY STATE AND COUNTY TAXES FOR THE CURRENT YEAR, PAYMENT OF WHICH IS ASSUMED BY THE SAID GRANTEE(S) ,AND EXCEPT BY THE PROVISIONS, STIPULATIONS, RESTRICTIONS, WARRANTIES AND COVENANTS SET FORTH IN THE THREE RECORDED INSTRUMENT LAST ABOVE REFERRED TO.

AND THE SAID SPERRY REALTY COMPANY DOES FURTHER COVENANT AND BIND ITSELF, ITS SUCCESSORS AND ASSIGNS, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID THEODORE R. FORE AND WIFE, MAMIE KILDOW FORE,THEIR HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER.

IN WITNESS WHEREOF,THE SPERRY REALTY COMPANY HAS CAUSED ITS NAME TO BE HEREUNTO SUBSCRIBED BY EDGAR J.SPERRY,ITS PRESIDENT, AND ITS CORPORATE SEAL TO BE HEREUNTO AFFIXED AND ATTESTED BY HENRIETTA S. NELSON,ITS SECRETARY,THEY HAVING AUTHORITY SO TO DO , ON THIS 20TH DAY OF APRIL,1938.

(SEAL) SPERRY REALTY COMPANY BY

EDGAR J.SPERRY,PRESIDENT

ATTEST: HENRIETTA S. NELSON, SECRETARY

STATE OF TENNESSEE, COUNTY OF DAVIDSON) SS.

BEFORE ME, R.L. ROGERS, A NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED EDGAR J.SPERRY AND HENRIETTA S. NELSON,WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO, UPON OATH, ACKNOWLEDGED THEMSELVES TO BE PRESIDENT AND SECRETARY,RESPECTIVELY, OF THE SPERRY REALTY COMPANY, THE WITHIN NAMED BARGAINOR,A CORPORATION, AND THAT THEY AS SUCH PRESIDENT AND SECRETARY,RESPECTIVELY, BEING AUTHORIZED SO TO DO,EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED BY SIGNING THE NAME OF THE CORPORATION BY SAID EDGAR J.SPERRY, AS PRESIDENT, AND AFFIXING ITS CORPORATE SEAL THERETO AND ATTESTING SAME BY HENRIETTA S. NELSON,ITS SECRETARY.