MARSHALL & BRUCE CO., NASHVILLE

J.A.E

For and in consideration of the sum of SIX HUNDRED & THIRTY DOLLARS ($630.00) DOLLARS, CASH IN HAND TO ME PAID BY MARVIN A. BERNARD & WIFE NELLE WAYNE BERNARD, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, IT IS ALSO A CONDTION OF THIS SALE THAT THIS PROPERTY MAY BE USED FOR NO OTHER PURPOSE THAN RESIDENTIAL PROPERTY & THAT NO DWELLING MAY BE ERECTED ON IT WITH A VALUATION OF OF LESS THAN ($2500.00) TWENTY FIVE HUNDRED DOLLARS FOR A PERIOD OF 25 YEARS, FROM THE DATE OF THIS CONVEYANCE THE PURCHASERS ASSUME & AGREE TO PAY ALL 1938 TAXES ASSESSED AGAINST THE PROPERTY HEREIN CONVEYED.

I, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID MARVIN A. BERNARD & WIFE NELLE WAYNE BERNARD, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT: BEING A LOT OR TRACT OF LAND IN THE WEST NASHVILLE A PART OF E. A. ELAM 5 ACRE TRACT OF LAND MORE PARTICULARLY DESCRIBED AS FOLLOWS BEGINNING AT A POINT IN THE SOUTHERLY MARGIN OF WYOMING AV. FORMALLY 6TH AVE. 250 FEET EAST OF THE EASTERLY MARGIN OF A PROPOSED EXTENSION OF 50TH AVE. NORTH BEING SHOWN ON THE PLAN OF CHARLOTTE PARK COMPANY'S FIRST ADDITION AS OF RECORD IN BOOK 57, PAGE 103, R.O.D.C. TENNESSEE & RUNNING THENCE WITH THE SOUTHERLY MARGIN OF WYOMING AV 70 FEET EASTWARDLY THENCE SOUTHWARDLY AT RIGHT ANGLES, 150 FEET TO A POINT THENCE WESTWARDLY & RIGHT ANGLES & PARAELEL WITH THE SOUTHERLY MARGIN OF WYOMING AV. 70 FEET TO A POINT THENCE NORTHWARDLY AT RIGHT ANGLES 150 FEET TO THE BEGINNING & BEING A PART OF THE PROPERTY CONVEYED TO ELIZABETH THOMPSON BY DEED FROM J.B. CRADDOCK & WIFE WHICH IS OF RECORD IN BOOK 581 PAGE 454, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE TO WHICH REFERENCE IS HEREVADE.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said MARVIN A. BERNARD & WIFE NELLE WAYNE BERNARD, THEIR, ..., heirs and assigns, forever, and I, do covenant with the said MARVIN A. BERNARD & WIFE NELLE WAYNE BERNARD 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,

And I, ELIZABETH THOMPSON A WIDOW, do further covenant and bind MYSELF MY heirs and representatives, to warrant and forever defend the title to said land to the said MARVIN A BERNARD & WIFE NELLE WAYNE BERNARD heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 2ND day of MARCH 1938

Witness: ELIZABETH THOMPSON

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 ELIZABETH THOMPSON 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~~ ..... 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 expressed.

Witness my hand and official seal at Nashville, Tennessee, this 2ND day of MARCH, 1938

Commission Expires 17 day of OCT., 1939 (Seal.) LOUISE V. STEPHENS, Notary Public.

U.S.R.S $1.00
RECD MARCH 9TH, 1938 AT 12;10 P.M.

MARSHALL & BRUCE CO., NASHVILLE

J.A.E

For and in consideration of the sum of $37.00 THIRTY SEVEN AND NO/100 DOLLARS, CASH IN HAND PAID BY C.N.SMITH THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,.

WE. A.K. HANKINS AND WIFE RUTH A. HANKINS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID C.N.SMITH HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT.

BEING A CERTAIN LOTPIECE OR PARCEL OF LAND AND FURTHER DESCRIBED, AS FOLLOWS, : BEING A PART OF LOTNO. TWELVE (12) OF A SURVEY MADE BY JOHN WILKES FOR B. F. BIXLER, ON MARCH 19TH, 1936, NOT OF RECORD BUT BEING FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE WESTERLY MARGIN OF WHAT IS KNOWN OR CALLED HANKINS STREET, AND BEING THE NORTH EAST CORNER OF SAID LOTNO.12, THENCE WITH THE WESTERLY MARGIN OF SAID HANKINS STREET, AND SOUTHERLY FIFTY (50) FEET TO A POINT THENCE WESTERLY FIFTY FIVE (55) FEET TO A POINT THENCE NORTHERLY FIFTY (50) FEET TO THE NORTHERLY MARGIN OF LOTNO.12, THENCE EASTERLY WITH SAID NORTHERLY MARGIN OF FIFTY FIVE (55) FEET TO THE PLACE OF THE BEGINNING, THIS BEING A LOT 50 FEET BY 55 FEET AND BEING PART OF THE SAME PROPERTY CONVEYED TO GRANTORS HEREOF BY DEED OF RECORD IN BOOK NO---- PAGE--- OF THE REGISTER'S OFFICE FOR 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 C.N.SMITH HIS ....., heirs and assigns, forever, and WE do covenant with the said C.N.SMITH 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 A.K.HANKINS AND WIFE RUTH A. HANKINS, do further covenant and bind OURSELVES OUR heirs and representatives, to warrant and forever defend the title to said land to the said C. N.SMITH HIS heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 28TH day of APRIL 1937

Witness: A. K. HANKINS

RUTH A. KANKINS

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, FRED K. JONES a Notary Public in and for said County and State, the within-named A. K. HANKINS AND WIFE RUTH A. HANKINS, the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

~~And~~ ..... 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 expressed.

Witness my hand and official seal at Nashville, Tennessee, this 28TH day of APRIL, 1937

Commission Expires 15TH day of OCTOBER, 1939 (Seal.) FRED K. JONES Notary Public.

RECD MARCH 9TH, 1938 AT 11;35 A.M.