35823 MARSHALL & BRUCE CO., NASHVILLE

For and in consideration of the sum of THIRTY EIGHT HUNDRED AND FIFTY ($3850.00) DOLLARS, TWENTY FIVE HUNDRED AND NINETY EIGHT DOLLAR ($2598.00) OF WHICH HAS THIS DAY BEEN PAID IN CASH, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND FOR THE REMAINDER OF TWELVE HUNDRED AND FIFTY TWO DOLLARS, ($1252.00) GRANTEES HER BY ASSUME THE FULL PAYMENT OF A FIRST MORTGAGE IN THE SUM OF SAID AMOUNT PAYABLE TO FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION SPRINGFIELD, TENN. E.C. COVINGTON TRUSTEE, SAID AMOUNT REPRESENTING A BALANCE OF THE ORIGINAL LOAN OF $1600.00 (SIXTEEN HUNDRED DOLLARS).

WE CECIL C. HAMILTON AND WIFE CARRIE HAMILTON HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID GRANTEES J.H. GARDENHIRE AND WIFE RUTH GARDENHIRE THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT; BEING LOTS NOS. 12 AND 13 IN BLOCK "I" ON THE PLAN OF FORREST PARK SUBDIVISION AT MADISON TENN. AS THE SAME APPEARS OF RECORDIN BOOK 843, PAGE 44, REGISTER'S OFFICE FOR SAID COUNTY, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS; SAID LOTS NOS. 12 AND 13 FRON FIFTY (50) FEET EACH ON THE SOUTH SIDE OF ELM STREET, AND RUN BACKSOUTHERLY BETWEEN PARALLEL LINES ONE HUNDRED AND FIFTY FEET TO A DEAD LINE BEING THE SAME PROPERTY CONVEYED TO A. J.KINX TRUSTEE, BY DEED FROM ELIZ ABETH TOWNSEND OF RECORD IN BOOK 943, PAGE 453, REGISTER'S OFFICE FOR SAID COUNTY.

ALSO TRACT NO. 8 IN FOREST PARK ACREAGE TRACTS AT MADISON TENN. AS THE SAME APPEARS OF RECORD IN BOOK 843, PAGE 45, REGISTER OFFICE FOR DAVIDSON COUNTY

AND MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEING TRACT NO.8 IN FOREST PARK ACREAGE TRACTS AT MADISON TENNESSEE, AS THE SAME APPEARS OF RECORD IN BOOK 843, PAGE 45, REGISTER'S OFFICE OF SAID COUNTY AND MORE PARTICULARLY DESCRIBED AS FOLLOWS;

SAID TRACT NO.8 FRONTS 200 FEET ON THE EAST SIDE OF FOREST PARK ROAD, AND RUNS BACK ON ITS NORTH LINE S. 86 DEGREES E. 872 FT. AND RUNS BACK ON ITS SOUTH LINE S. 86 DEGREES E.381.5 FEET TO A POINT THENCE N.37 1/4 DEGREES W.169 FEET TO A POINT ITS EAST LINE RUNS S. 52¼ DEGREES W.497 FEET AND CON TAINS 3.8 ACRES MORE OR LESS AND BEING THE SAME PROPERTY CONVEYED TO CLARENCE HOLMAN BY DEED FROM A.J.LINX, TRUSTEE OF RECORD IN BOOK 853, PAGE 398 REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE.

EXCEPT THAT PORTION 50X 200 FEET SOLD BY C.C. HAMILTON AND WIFE CARRIE HAMIL TON TO TONY F. COLAGROSS AND WIFE HELEN COLAGROSS.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said J.H.GARDENHIRE AND WIFE RUTH GARDENHIRE, THEIR,

, heirs and assigns, forever, and WE

do covenant with the said J.H.GARDENHIRE AND WIFE RUTH GARDENHIRE,

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, EXEEPT HEREINBEFORE MENTIONED TWELVE HUNDRED AND FIFTY TWO DOLLARS BALANCE OF SAID $1600.00 FIRST MORTGAGE PAYABLE TO A. C. COVINGTON TRUSTEE AND EXCEPT 1938 TAXES WHICH GRANTEE HEREBY ASSUME.

And WE CECIL C. HAMILTON AND WIFE CARRIE HAMILTON do further covenant and bind OURSELVES OUR heirs and representatives, to warrant and forever defend the title to said land to the said J.H.GARDENHIRE AND WIFE RUTH GARDENHIRE,THEIR, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S , this 24 day of OCTOBER 1938

Witness: CECIL C. HAMILTON
CARRIE HAMILTON

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, JACK OAKLEY a Notary Public in and for said County and State, the within-named CECIL C. HAMILTON AND WIFE CARRIE HAMILTON

the bargainor....., 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 MADISON Nashville, Tennessee, this 24 day of OCTOBER, 19 38

Commission Expires 5/17/ day of, 19 42 (Seal.) JACK OAKLEY Notary Public.

U.S.R.S.$3.00

RECD NOVEMBER 25TH,1938 AT 11;45 A.M.

35823 MARSHALL & BRUCE CO., NASHVILLE

J.H.E.

For and in consideration of the sum of SIXTY- FIVE ($65.00) NO/100 DOLLARS CASH IN HAND PAID BY FAIRIE FARMER GROCE TO BRANSFORD REALTY COMPANY THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

BRANSFORD REALTY COMPANY A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TENNESSEE, HAS THIS DAY BARGAINED AND SOLD AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO THE SAID FARIRIE FARMER GROCE AND TO HER HEIRS AND ASSIGNS, THE FOLLOWING DESCRIBED PROPERTY;

LAND IN DAVIDSON COUNTY TENNESSEE BING PART OF LOT NO.63 ON THE PLAN OF BLUEFIELDS BRANSFORD REALTY COMPANY'S FIRST SUBDIVISION OF THE SAME P.SWEENEY FARM, THIRD CIVIL DISTRICT OF DAVIDSON COUNTY TENNESSEE, OF RECORD IN BOOK843 PAGE 16, REGISTER'S OFFICE FOR SAID COUNTY DESCRIBED AS FOLLOWS; BEGINNING AT A POINT IN THE EASTERLY MARGIN OF CUMBERLAND CIRCLE WHICH POINT IS THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO FAIRIE FARMER GROCE BY DEED FROM ~~THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO FAIRIE FARMER GROCE BY DEED FROM~~ BRANSFORD REALTY COMPANY RECORDED IN BOOK 1090 PAGE 145, REGISTER'S OFFICE FOR SAID COUNTY RUNNING THENCE IN AN EASTERLY DIRECTION WITH THE NORTH LINE OF SAID FAIRIE FARMER GROCE 250 FEET, MORE OR LESS, TO THE REAR LINE OF SAID LOT 63; THENCE IN A NORTHWESTERLY DIRECTION ALONG THE REAR LINE OF SAID LOT 63 TEN FEET TO A POINT THENCE WESTERLY IN A STRAIGHT LINE 220 FEET, MORE OR LESS TO A POINT IN THE EASTERLY MARGIN OF CUMBERLAND CIRCLE WHICH POINT IS FIFTY FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 63 AS MEASURED ALONG THE EASTERLY MARGIN OF CUMBERLAND CIRCLE RUNNING THENCE IN A SOUTHERLY DIRECTION ALONG THE EASTERLY MARGIN OF SAID CUMBERLAND CIRCLE TEN FEET TO THE POINT OF THE BEGINNING AND BEING PART OF THE SAME PROPERTY CONVEY ED TO BRANSFORD REALTY COMPANY BY DEED FROM SAM P. SWEENEY SR., ET AL, OF RECORD IN BOOK 734, PAGE 434, SAID REGISTER'S OFFICE FOR SAID COUNTY.

REAL ESTATE

To Have and to Hold the said ~~tract or parcel of land~~, with the appurtenances, estate, title, and interest thereto belonging to the said FAIRIE FARMER GROCE AND TO HER

heirs and assigns, forever, and SUBJECT TO RESTRICTIONS CONTAINED IN AN INSTRUMENT RECORDED IN BOOK 737 PAGE 258, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE. ~~do covenant with the said~~ BRANSFORD REALTY COMPANY COVENANTS WITH THE SAID FAIRIE FARMER GROCE

that IT IS lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is free and unincumbered,

~~And~~ BRANSFORD REALTY COMPANY DOES do further covenant and bind itself ITS SUCCESSORS AND ASSIGNS ~~heirs and representatives~~, to warrant and forever defend the title to said land to the said FAIRIE FARMER GROCE AND TO HER heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF BRANSFORD REALTY COMPANY HAS CAUSED ITS CORPORATE NAME TO BE HEREUNTO SUBSCRIBED BY JOHNSON BRANSFORD ITS PRESIDENT AND ITS CORPORATE SEAL TO ~~Witness my hand this day of~~ BE HERETO AFFIXED BY D.E. JACKSON ITS SECRETARY THIS THE 23RD DAY OF NOVEMBER 1938. (SEAL) BRANSFORD REALTY COMPANY

Witness: JOHNSON BRANSFORD , PRESIDENT
ATTEST; D.E. JACKSON SECRETARY.

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, MARTIN SETTLE a Notary Public in and for ~~said County and State, the within-named~~ AND COUNTY THE WITHIN NAMED JOHNSON BRANSFORD AND D.E.JACKSON WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO UPON OATH ACKNOWLEDGED THEMSELVES TO BE THE PRESIDENT AND SECRETARY RESPECTIVELY OF BRANSFORD REALTY ~~the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.~~

~~And~~ COMPANY THE WITHIN NAMED BARGAINOR A CORPORATION AND THAT THEY ~~wife of the said~~ AS SUCH PRESIDENT AND SECRETARY RESPECTIVELY BEING DULY ~~having appeared before me privately and apart from husband the said~~ AUTHORIZED SO TO DO EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED ~~acknowledged the execution of the said instrument to have been done by~~ BY SIGNING THE NAMED OF THE CORPORATION BY SAID JOHNSON BRANSFORD AS PRESIDENT AND ~~freely, voluntarily, and understandingly, without compulsion or constraint from said husband~~ ~~and for the purposes therein expressed~~ AFFIXING ITS CORPORATE SEAL THERETO AND ATTESTING SAME BY SAID D. E. JACKSON AS SECRETARY

Witness my hand and official seal at Nashville, Tennessee, this 23RD day of NOVEMBER, 1938

Commission Expires 9 day of JULY, 19 41 (Seal.) MARTIN SETTLE, Notary Public.

RECD NOVEMBER 28TH,1938 AT 1;2-0 P.M.