NUMBER 99954 RECORDED JAN. 18, 1938. ROBERT W. WALLER, ET UX TO L. W. YOUNG, JR. ET UX.

377

1079

MARSHALL & BRUCE CO., NASHVILLE

For and in consideration of the sum of SEVEN HUNDRED FIFTY AND 00/100 DOLLARS,

CASH IN HAND PAID BY L. W. YOUNG, JR., AND WIFE GERALDINE HUDDLESTON YOUNG, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, ROBERT W. WALLER AND WIFE MARY V. WALLER HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID L. W. YOUNG, JR., AND WIFE GERALDINE HUDDLESTON YOUNG, 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. 54 AND 55 ON THE MAP OF ESKRIDGE'S SUBDIVISION OF PART OF THE W. B. FRANKLIN PROPERTY AS OF RECORD IN BOOK 547, PAGE 52, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOTS NOS. 54 AND 55 FRONT 120 FEET ON THE SOUTHERLY SIDE OF FAIRWIN AVENUE AND RUN BACK BETWEEN PARALLEL LINES 175 FEET, MORE OR LESS, TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO THE UNDERSIGNED ROBERT W. WALLER AND WIFE MARY V. WALLER BY DEED FROM MARTHA FRANKLIN ESKRIDGE AND HUSBAND RECORDED IN BOOK 975, PAGE 215, 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 L. W. YOUNG, JR., AND WIFE, GERALDINE HUDDLESTON YOUNG, THEIR, heirs and assigns, forever, and L. W. YOUNG, JR., AND WIFE, GERALDINE HUDDLESTON YOUNG WE do covenant with the said WE 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 BY RESTRICTIONS RECORDED IN BOOK 975 PAGE 215, SAID REGISTER'S OFFICE, AND BY THE 1938 TAXES, WHICH THE PURCHASER HEREBY ASSUMES AND AGREES TO PAY.

And WE OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said L. W. YOUNG, JR., AND WIFE GERALDINE HUDDLESTON YOUNG, THEIR, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 10TH day of JANUARY, 1938.

Witness:-

MARY V. WALLER

ROBERT W. WALLER

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, FLETCHER HOOVER a Notary Public in and for said County and State, the within-named ROBERT W. WALLER AND WIFE MARY V. WALLER, 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 X appeared before me privately and apart from husband, the said X acknowledged the execution of the said instrument to have been X freely, voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes X therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 10TH day of JANUARY, 1938

Commission Expires 5 day of OCT., 1941

(Seal.) FLETCHER HOOVER, Notary Public.

U.S.R.S. $1.00.
RECEIVED JAN. 17, 1938, AT 4:01 P.M.
FH