MARSHALL & BRUCE CO., NASHVILLE

For and in consideration of the sum of FIVE HUNDRED AND NO/100 ($500.00) DOLLARS,

CASH IN HAND TO ME PAID BY ERNEST C. MAXWELL AND WIFE, HALLIE P. MAXWELL, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

I, LULA W. DAVIS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID ERNEST C. MAXWELL AND WIFE, HALLIE P. MAXWELL, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING A PART OF LOT NO. 345 ON THE MAP OF THE RICHLAND REALTY COMPANY'S WEST LAWN SUBDIVISION, A PLAN OF WHICH IS OF RECORD IN BOOK 421, PAGE 32, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID PART OF LOT NO. 345 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE EAST MARGIN OF WEST LAWN DRIVEWAY, 450 FEET SOUTH OF THE MURPHY ROAD AT A POINT, THE SOUTHWEST CORNER OF A LOT HERETOFORE CONVEYED TO W. G. JACKSON AND WIFE, OF RECORD IN BOOK 421, PAGE 253, R.O.D.C., TENNESSEE; THENCE IN A STRAIGHT LINE EASTWARDLY 175 FEET, MORE OR LESS, ALONG A LINE PARALLEL WITH MURPHY ROAD, OR THE NORTHERLY BOUNDARY LINE OF SAID LOT NO. 345, TO A POINT IN THE BOUNDARY LINE BETWEEN SAID LOTS 345 AND 346 ON SAID PLAN; THENCE SOUTHERLY ALONG SAID BOUNDARY LINE BETWEEN SAID LOTS 100 FEET TO A POINT; THENCE AT RIGHT ANGLES AND PARALLEL WITH SAID MURPHY ROAD, WESTERLY 175 FEET, MORE OR LESS, TO THE EASTERLY BOUNDARY LINE OF SAID WEST LAWN DRIVE; THENCE WESTERLY AND NORTHERLY ALONG THE EASTERLY MARGIN OF SAID WEST LAWN DRIVE, 100 FEET, MORE OR LESS, TO THE BEGINNING. AND BEING THE SAME PROPERTY CONVEYED TO LULA W. DAVIS BY DEED FROM HATTIE M. LAFEVER AND HUSBAND DATED SEPTEMBER 9, 1930 AND RECORDED IN BOOK 802, PAGE 217, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HERE MADE.

**To Have and to Hold** the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said ERNEST C. MAXWELL AND WIFE, HALLIE P. MAXWELL, THEIR, heirs and assigns, forever, and I do covenant with the said ERNEST C. MAXWELL AND WIFE, HALLIE P. MAXWELL, 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, LULA W. DAVIS, do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said ERNEST C. MAXWELL AND WIFE, HALLIE P. MAXWELL, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 19TH day of AUGUST, 1938.

~~Witness:~~

LULA W. DAVIS.

**STATE OF TENNESSEE, DAVIDSON COUNTY.**

Personally appeared before me, F. R. PEGRAM, a Notary Public in and for said County and State, the within-named LULA W. DAVIS, the bargainor, with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained.

And X wife of the said X, having appeared before me privately and apart from husband, the said X acknowledged the execution of the said instrument to have been done by X 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 19TH day of AUGUST, 1938

Commission Expires 7TH day of APRIL, 1940 (Seal.) F. R. PEGRAM, Notary Public.

U.S.R.S. ₩0.50.
RECEIVED AUG. 20, 1938, AT 10:41 A.M.



MARSHALL & BRUCE CO., NASHVILLE

For and in consideration of the sum of ONE ($1.00) DOLLAR, DOLLARS

CASH IN HAND PAID THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED AND AS A FURTHER CONSIDERATION, W. T. EMPSON ASSUMES THE ENTIRE INDEBTEDNESS OF PRINCIPAL, INTEREST, AND TAXES AS SET OUT BY DEED TO J. S. BINKLEY, TRUSTEE, FROM W. G. YARBROUGH AND WIFE AS OF RECORD IN BOOK 1019, PAGE 501, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

J. S. BINKLEY, TRUSTEE, J. S. BINKLEY (INDIVIDUALLY) AND WIFE SUSIE BINKLEY, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID W. T. EMPSON, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LOT NO. 64 IN A. V. S. LINDSLEY'S SUBDIVISION OF THE CHADWELL TRACT, A PLAN OF WHICH IS OF RECORD IN PLAN BOOK NO. 2, PAGE 24, CHANCERY COURT AT NASHVILLE, TENNESSEE.

SAID LOT NO. 64 FRONTS 50 FEET ON THE NORTHERLY SIDE OF FATHERLAND FORMERLY VAN SIDERIN STREET AND RUNS BACK NORTHWARDLY BETWEEN PARALLEL LINES 160 FEET TO AN ALLEY. BEING THE SAME PROPERTY CONVEYED BY W. G. YARBROUGH AND WIFE, SEE BOOK AND PAGE ABOVE.

**To Have and to Hold** the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said W. T. EMPSON, HIS, heirs and assigns, forever, and WE do covenant with the said W. T. EMPSON, 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, J. S. BINKLEY, TRUSTEE, J. S. BINKLEY AND SUSIE BINKLEY, do further covenant and bind OURSELVES, AND OUR, heirs and representatives, to warrant and forever defend the title to said land to the said , heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hands, this 21ST day of SEPTEMBER, 1937.

Witness:
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J. S. BINKLEY, TRUSTEE
J. S. BINKLEY
SUSIE BINKLEY.

**STATE OF TENNESSEE, DAVIDSON COUNTY.**

Personally appeared before me, W. H. PERRY, a Notary Public in and for said County and State, the within-named J. S. BINKLEY, TRUSTEE, FOR J. S. BINKLEY AND W. T. EMPSON, J. S. BINKLEY AND SUSIE BINKLEY, 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 X, having appeared before me privately and apart from husband, the said X acknowledged the execution of the said instrument to have been done by X 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 21 day of SEPTEMBER, 1937

Commission Expires 8TH day of JAN., 1940. (Seal.) W. H. PERRY, Notary Public.

RECEIVED AUG. 22, 1938, AT 9:37 A.M.

FH