MARSHALL & BRUCE CO. NASHVILLE

1115

For and in consideration of the sum of ONE ($1.00) DOLLARS CASH IN HAND PAID TO US BY OVERTON NICHOLSON AND WIFE, KATE NICHOLSON, AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH ARE HEREBY ACKNOWLEDGED, A FURTHER CONSIDERATION BEING THE ASSUMPTION OF CERTAIN NOTES FOR A TOTAL OF $1,050.00 AS SECURED IN DEED OF TRUST TO J. W. RICHMOND, TRUSTEE, DATED FEBRUARY 15TH, 1940 AND RECORDED IN BOOK - - PAGE - - REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, WE, E. O. NICHOLSON, JR, E. O. NICHOLSON AND WIFE, CORA NICHOLSON HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID OVERTON NICHOLSON AND WIFE, KATE NICHOLSON, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OFLAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING IN THE 14TH, FORMERLY THE 24TH CIVIL DISTRICT OF SAID COUNTY, COMPOSED OF TWO TRACTS, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A STONE, THE SOUTHWEST CORNER OF A TRACT OF LAND CONTAINING 87½ ACRES, CONVEYED TO G. M. REASONER BY DEED FROM JOHN M. GAUT OF RECORD IN BOOK 147, PAGE 370, REGISTER'S OFFICE FOR SAID COUNTY. AND RUNNING THENCE EASTERLY, WITH HUGH MCGAVOCK'S OLD NORTHERN BOUNDARY LINE, 68 POLES TO A POPLAR, THE NORTHWEST CORNER OF A TRACT OF LAMD FORMERLY OWNED BY JOHN WINGO; THENCE CONTINUING EASTERLY, WITH HIS NORTHERN BOUNDARY LINE, 47 POLES TO A STAKE, THE SOUTHEAST CORNER OF SAID 87½ ACRE TRACT OF LAND; THENCE NORTHERLY 38 POLES TO A STAKE; THENCE WESTERLY 4 POLES; THENCE NORTHERLY 23 POLES TO SULPHUR FORK OF SYCAMORE CREEK; THENCE WITH THE CENTER OF SAID SULPHUR FORK, NORTH 58 DEGREES WEST 6 POLES, SOUTH 60 DEGREES WEST 4.8 POLES, NORTH 60 DEGREES WEST 6.2 POLES, NORTH 26½ DEGREES WEST 36 POLES; NORTH 5 DEGREES WEST 9.2 POLES TO ABEECH AND ELM, WESTERLY 2 POLES. NORTH 11½ DEGREES WEST 63.6 POLES AND NORTH 44 DEGREES WEST 12 POLES TO THE NORTHERN BOUNDARY LINE OF SAID 87½ ACRE TRACT; THENCE WESTERLY 22.6 POLES TO THE NORTHEAST CORNER OF A PART OF SAID; 87½ ACRE TRACT CONVEYED TO J. A. BURNETT BY DEED FROM G. M. REASONER AND WIFE, OR RECORD IN BPOK 157, PAGE 424, SAID REGISTER'S OFFICE; THENCE WITH THE BOUNDARY LINE OF SAID TRACT OF LAND, SOUTH 6 DEGREES WEST 84.6 POLES, SOUTH 36 DEGREES WEST 20 POLES, SOUTH 30½ DEGREES WEST 7.8 POLES, SOUTH 4 DEGREES WEST 2 POLES AND WESTERLY 22 POLES TO THE SOUTHWEST CORNER OF SAID TRACT OFLAND; AND THENCE SOUTHERLY 58½ POLES TO THE BEGINNING, CONTAINING 66 ACRES, MORE OR LESS.

BEING THE SAME TRACTS OF LAND CONVEYED TO E..O. NICHOLSON, JR BY DEED FROM E. O. NICHOLSON, SR., ET AL, OF RECORD IN BOOK 374, PAGE 24, AND TO E. O. NICHOLSON AND WIFE, CORA NICHOLSON, BY DEED FROM T. B. WEBB AND WIFE JENNIE CUNNINGHAM WEBB, OF RECORD IN BOOK 433, PAGE 4, 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 OVERTON NICHOLSON AND WIFE, KATE NICHOLSON, THEIR ..., heirs and assigns, forever, and WE do covenant with the said OVERTON NICHOLSON AND WIFE, KATE NICHOLSON 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.

CORA NICHOLSON

And WE E. O. NICHOLSON JR, E. O. NICHOLSON AND WIFE/ do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said OVERTON NICHOLSON AND WIFE, KATE NICHOLSON, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 15TH day of FEBRUARY 1940

Witness:

E. O. NICHOLSON
CORA NICHOLSON
E. O. NICHOLSON, JR

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, J. B. ROBINSON a Notary Public in and for said County and State, the within-named E. O. NICHOLSON, JR, E. O. NICHOLSON AND WIFE, CORA NICHOLSON 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 X husband, the said X 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 15TH day of FEBRUARY, 19 40
Commission Expires 7TH day of APRIL, 19 42 (Seal.) J. B. ROBINSON
Notary Public.

REC'D FEB 16, 1940 AT 2;40 P.M.

TP

MARSHALL & BRUCE CO. NASHVILLE

1115

For and in consideration of the sum of TWO HUNDRED AND TWENTY FIVE AND NO/100 (225.00) DOLLARS CASH IN HAND PAID BY HERMAN FLUTY AND WIFE NANNIE JOHNSON FLUTY THE RECEIPT OF WHICH IS HEREBY ACKNOWLEGED, I, HENRY E.NEAL, AN UNMARRIED MAN, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID HERMAN FLUTY AND WIFE NANNDE JOHNSON FLUTY THIER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. 129 ON THE MAP OF WATERS PLACE, OE RECORD IN BOOK 332, PAGES 136 AND 137 OF THE REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 129 FRONTS 56 FEET ON THE EASTERLY SIDE OF RIVERSIDE DRIVE AND RUNS BACK BETWEEN PARALLEL LINES, ALONG THE SOUTHERLY MARGIN OF PIEDMONT AVENUE, 160 FEET TO AN ALLEY.

BEINGPART OF THE PROPERTY CONVEYED TO HENRY E.NEAL BY DEED FROM W. HAMMOND NEAL AND WIFE, OF RECORD IN BOOK 560, PAGE 658, SAID REGISTER'S OFFICE, A ONE HALF UNDIVIDED INTEREST AND THE OTHER ONE HALF INTEREST BEING VESTED IN HENRY E. NEAL AS ONE OF THE HEIRS AT LAW OF SAMMIE P. NEAL, DECEASED.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said HERMAN FLUTY AND WIFE, NANNIE JOHNSON FLUTY, THEIR ..., heirs and assigns, forever, and I do covenant with the said HERMAN FLUTY AND WIFE, NANNIE JOHNSON FLUTY 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 do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said HERMAN FLUTY AND WIFE, NANNIE JOHNSON FLUTY, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness MY hand ..., this 17TH day of FEBRUARY 1940

Witness:

HENRY E. NEAL

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, EVA W. AMOS a Notary Public in and for said County and State, the within-named HENRY E. NEAL, AN UNMARRIED MAN

the bargainor..., with whom I am personally acquainted, and who acknowledged that HE 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 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 17TH day of FEBRUARY, 19 40
Commission Expires 5 day of APRIL, 19 43 (Seal.) EVA W. AMOS
Notary Public.

U.S.R.S. 50¢
REC'D FEB 19, 1940 AT 9;05 A.M.
TP