47852 MARSHALL & BRUCE CO. NASHVILLE

Book No. 1142

For and in consideration of the sum of ($5.00) FIVE AND NO/100 DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

THE DONELSON DEVELOPMENT COMPANY, A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TENNESSEE, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID MATTHEW R.TRIBBLE AND WIFE, SARA F.TRIBBLE,THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY,TENNESSEE, BEING LOT NO.20 ON THE MAP OF HARGIS HEIGHTS, OF RECORD IN BOOK 974, PAGE 82, OF THE REGISTERS OFFICE FOR SAID COUNTY.

SAID LOT NO.20 FRONTS 75 FEET ON THE EASTERLY SIDE OF STINSON ROAD AND RUNS BACK BETWEEN LINES, 164.9 FEET ON THE NORTHERLY LINE AND 167.1 FEET ON THE SOUTHERLY LINE, TO A DEAD LINE ON WHICH IT MEASURES 75 FEET.

BEING PART OF THE PROPERTY CONVEYED TO DONELSON DEVELOPMENT CO., INCL, BY DEED FROM FRANCES WILLIAMSON HARGIS AND HUSBAND, OF RECORD IN BOOK 1160, PAGE 76, SAID REGISTERS 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 MATTHEW R.TRIBBLE AND WIFE, SARA F.TRIBBLE, THEIR heirs and assigns, forever, and DONELSON DEVELOPMENT CO., INC., DOES do covenant with the said MATTHEW R.TRIBBLE AND WIFE, SARA F. TRIBBLE that IT IS lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered

And DONELSON DEVELOPMENT COMPANY, INC., DOES INSURE ITS SUCCESSORS AND ASSIGNS ~~do further covenant and bind heirs and representatives~~ to warrant and forever defend the title to said land to the said MATTHEW R.TRIBBLE AND WIFE,SARA F.TRIBBLE, THEIR heirs and assigns, against the lawful claims of all persons whomsoever. IN WITNESS WHEREOF SAID DONELSON DEVELOPMENT CO., INC., HAS CAUSED ITS CORPORATE NAME TO BE HEREUNTO SUBSCRIBED BY R.D. STANFORD,JR., ITS PRESIDENT, AND BY R.D.STANFORD,SR., ITS ASSISTANT SECRETARY ON THIS THE 21ST DAY OF MARCH, 1941.

Witness: ~~Witness my hand and seal this ____ day of ____, 19__~~

(NO SEAL) DONELSON DEVELOPMENT COMPANY, INC.

BY: R.D.STANFORD,JR.
PRESIDENT.

R.D.STANFORD,
ASSISTANT SECRETARY.

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, a Notary Public in and for said County and State, the within-named

the bargainor, with whom I am personally acquainted, and who acknowledged that 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 day of , 19

Commission Expires day of , 19 (Seal)

Notary Public.

STATE OF TENNESSEE,
COUNTY OF DAVIDSON.

BEFORE ME, LOUISE EDWARDS, A NOTARY PUBLIC WITHIN AND FOR THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED R.D.STANFORD,JR., AND R.D.STANFORD,SR., WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO UPON THEIR SEVERAL OATHS ACKNOWLEDGED THEMSELVES TO BE THE PRESIDENT AND ASSISTANT SECRETARY RESPECTIVELY OF THE DONELSON DEVELOPMENT CO., INC. THE WITHIN NAMED BARGAINOR, A CORPORATION, AND THAT THEY AS SUCH PRESIDENT AND ASSISTANT SECRETARY, BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED BY SIGNING THE NAME OF THE CORPORATION BY THE SAID R.D.STANFORD,JR. AS SUCH PRESIDENT AND ATTESTING THE SAME BY THE SAID R.D.STANFORD,SR., AS SUCH ASSISTANT SECRETARY.

WITNESS MY HAND AND OFFICIAL SEAL AT OFFICE AT NASHVILLE,TENNESSEE, ON THIS THE 25TH DAY OF MARCH, 1941.

(SEAL) LOUISE EDWARDS,
NOTARY PUBLIC.

MY COMMISSION EXPIRES JULY 7, 1943.

U.S.R.S. $0.55
RECD MARCH 28, 1941 AT 11:06 A.M.
MM

47852 MARSHALL & BRUCE CO. NASHVILLE

Book No. 1142

For and in consideration of the sum of THIRTEEN THOUSAND,SEVEN HUNDRED FIFTY & 00/100 ($13,750.00)DOLLARS PAID AND TO BE PAID TO JOHN E. COVEY AND WIFE MARJORY M.COVEY, BY MARY TOM MALLISON, AS FOLLOWS:

FIVE THOUSAND ELEVEN & 51/100 ($5,011.51)DOLLARS PAID IN CASH, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND FOR THE REMAINDER THE SAID MARY TOM MALLISON ASSUMES AND AGREES TO PAY THE BALANCE OF $8738.49 OF A NOTE FOR $10,000.00,DATED MARCH 26,1937, WITH INTEREST, PAYABLE IN MONTHLY INSTALLMENTS OF $66.60,BEGINNING APRIL 1,1941, SECURED BY DEED OF TRUST FROM JOHN F. HOUSE AND WIFE TO E.E. MURREY,TRUSTEE, OF RECORD IN BOOK 1016, PAGE 208, REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE,- WE, JOHN E.COVEY AND WIFE, MARJORY M.COVEY, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID MARY TOM MALLISON, TO HER SOLE AND SEPARATE USE AND ESTATE, FREE FROM THE DEBTS,CONTRACTS AND LIABILITIES OF HER PRESENT OR ANY FUTURE HUSBAND, WITH FULL POWER TO BIND,MORTGAGE, SELL,CONVEY, AND CONTRACT IN REGARD THERETO THE SAME AS IF SHE WERE A FEME SOLE, AND TO HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY,TENNESSEE, DESCRIBED AS FOLLOWS: BEING THE NORTHERLY PART OF LOT NO.1 OF BLOCK NO.3 ON THE PLAN OF THE HIGHLANDS OF BELLE MEADE NO.1 AS OF RECORD IN BOOK 547 PAGE 180, OF THE REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE, DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTHWEST CORNER OF BROOKFIELD DRIVE AND CANTERBURY DRIVE;THENCE WITH THE SOUTHERLY MARGIN OF BROOKFIELD DRIVE WESTWARDLY 160 FEET TO THE CORNER OF LOTS NOS.1 AND 2;THENCE WITH THE LINE BETWEEN SAID TWO LOTS SOUTHWESTWARDLY 281 FEET TO THE CORNER OF LOTS NOS.1,2,5 AND 6;THENCE WITH THE LINE BETWEEN LOTS NOS.1 AND 6 SOUTHWARDLY 80 FEET;THENCE EASTWARDLY 270 FEET, MORE OR LESS, TO THE WESTERLY MARGIN OF CANTERBURY DRIVE;THENCE WITH SAID DRIVE NORTHWARDLY 140 FEET TO THE BEGINNING,- BEING THE SAME PROPERTY CONVEYED TO JOHN E.COVEY AND WIFE MARJORY M.COVEY,BY DEED FROM JOHN F. HOUSE AND WIFE, OF RECORD IN BOOK 1012 PAGE 335, REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE,- BEING THE HOMEPLACE OF MR AND MRS. JOHN COVEY,LOCATED AT INTERSECTION OF BROOKFIELD AND CANTERBURY, CONTAINING APPROXIMATELY 1.7 ACRES,WITH RESIDENCE, GARAGE, AND ALL OTHER IMPROVEMENTS, INCLUDING FIXTURES, ELECTRIC EQUIPMENT, STOKER, HOT WATER HEATER, SCREENS, WINDOW SHADES, DOORS, AWNINGS, ALL SHRUBS AND PLANTING,GARAGE WASHTUB FIXTURES, ETC., WATER RIGHTS AND ALL APPURTENANCES.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said MARY TOM MALLISON, HER SEE X , heirs and assigns, forever, and we do covenant with the said that WE ARE THAT lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered EXCEPT BY THE $8738.49 INDEBTEDNESS ABOVE MENTIONED, WHICH THE PURCHASER ASSUMES AND AGREES TO PAY,AND BY TAXES FOR THE YEAR 1941 WHICH WILL BE PRORATED AS OF THIS DATE.- And WE do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said MARY TOM MALLISON, HER , heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S., this THE 15TH of MARCH , 19 41.

XXXX JOHN E.COVEY
Witness. MARJORY M.COVEY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, CAROLINE G.KIMBROUGH a Notary Public in and for said County and State, the within-named JOHN E.COVEY AND WIFE, MARJORY M.COVEY FOREGOING 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 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 THE 15 day of MARCH , 19 41.

Commission Expires 15 day of MAY , 19 41. (Seal.) CAROLINE G. KIMBROUGH

Notary Public.

X(THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN DEED FROM BELLE MEADE COMPANY TO BELLE MEADE LAND COMPANY, OF RECORD IN BOOK 723 PAGE 95, REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE, ALSO AGREEMENT BETWEEN BELLE MEADE COMPANY AND BELLE MEADE LAND COMPANY, OF RECORD IN BOOK 722 PAGE 547, MODIFYING THE RESTRICTIONS AS SET OUT IN BOOK 723 PAGE 95, REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE; ALSO AGREEMENT IN BOOK 928 PAGE 621, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, BETWEEN R.C. BOYCE, RECEIVER OF BELLE MEADE LAND COMPANY AND H.E. PALMER,TRUSTEE OF BELLE MEADE COMPANY ,BANKRUPT, WHICH RECITES THE RESTRICTIONS IN BOOK 723 PAGE 95, ALSO THE AGREEMENT IN BOOK 722PAGE 547, AND PROVIDES THAT SECTION NO.2 BE CHANGED TO READ AS FOLLOWS:
"THAT NO RESIDENCE OR DWELLING HOUSE EXCEPT FOR OCCUPANCY BY SERVANTS SHALL BE ERECTED OR KEPT ON SAID LAND COSTING LESS THAN $5,000.00"

U.S.R.S. $6.05

REC'D MCH 26,1941 AT 3:35 P.M.