45008 MARSHALL & BRUCE CO NASHVILLE

Book No. 1148

For and in consideration of the sum of ($1,700.00) SEVENTEEN HUNDRED & NO/100 DOLLARS, CASH IN HAND PAID, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED; WE, J. E. HOLLEY AND WIFE, RUTH C. HOLLEY HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO L. S. BICKMANN, TRUSTEE, WITH FULL POWER AND AUTHORITY TO MORTGAGE, TRANSFER, SELL AND/OR CONVEY, WITHOUT THE JOINDER OF ANY BENEFICIARY, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. 51 ON THE PLAN OF EDGEFIELD LAND COMPANY'S FIRST SUBDIVISION AS OF RECORD IN BOOK 57, PAGE 130, REGISTER'S OFFICE FOR SAID COUNTY.
SAID LOT NO 51 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF BOSCOBEL STREET, FORMERLY ROTHSCHILD AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES WITH THE EASTERLY MARGIN OF AN ALLEY 150 FEET TO AN ALLEY IN THE REAR.
BEING THE SAME PROPERTY CONVEYED TO J. E. HOLLEY AND WIFE, RUTH C. HOLLEY, BY DEED FROM ALMA HILL, OF RECORD IN BOOK 879, PAGE 277, 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. S. BICKMANN, TRUSTEE, AS AFORESAID, HER, heirs and assigns, forever, and WE do covenant with the said L. S. BICKMANN, TRUSTEE, AS AFORESAID, 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 1940 TAXES, WHICH ARE PRO RATED AS OF EVEN DATE HEREWITH, AND ASSUMED BY THE GRANTEE FOR PAYMENT WHEN DUE AND PAYABLE.

And WE, J. E. HOLLEY AND WIFE, RUTH C. HOLLEY, do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said L. S. BICKMANN, TRUSTEE, AS AFORESAID, HER, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 1ST day of APRIL, 1940.

J. E. HOLLEY
RUTH C. HOLLEY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, J. M. VAUGHN, a Notary Public in and for said County and State, the within-named J. E. HOLLEY AND WIFE, RUTH C. HOLLEY, 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 freely, voluntarily, and understandingly X without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 1ST day of APRIL, 1940.
Commission Expires 8 day of APRIL, 1944. (Seal.) J. M. VAUGHN, Notary Public.

U.S.R.S. $2.00.

RECEIVED APRIL 2, 1940, AT 8:35 A.M.