NUMBER 48499 RECORDED NOV.1ST, 1940.
H.B.JORDAN ET UX., TO J.B.BOYD, ET UX.

51668 MARSHALL & BRUCE CO. NASHVILLE

Book No. 1160

For and in consideration of the sum of THREE THOUSAND DOLLARS PAID AND TO BE PAID AS FOLLOWS: FOUR HUNDRED DOLLARS CASH IN HAND PAID THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND FOR THE BALANCE J.B.BOYD AND WIFE, SARA ELIZABETH BOYD, ASSUMES AND AGREES TO PAY A NOTE NOW AMOUNTING TO SEVENTEEN HUNDRED AND FORTY THREE & 38/100 DOLLARS PAYABLE ON THE FHA TERMS TO THE PRUDENTIAL LIFE INSURANCE COMPANY, AND SECURED BY DEED OF TRUST TO D.M.WRIGHT, TRUSTEE OF RECORD IN BOOK 1017, PAGE 33, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND FOR THE REMAINDER HAVE EXECUTED THEIR EIGHT PROMISSORY NOTES FOR ONE HUNDRED DOLLARS EACH, WITH 6 PER CENT INTEREST, AND DUE 6, 12, 18, 24, 30, 36, 42, AND 48 MONTHS AFTER DATE, AND ONE NOTE FOR FIFTY SIX & 62/100 DOLLARS, AND DUE 54 MONTHS AFTER DATE, AND ALL OF SAID NOTES ARE PAYABLE TO THE ORDED OF H.B.JORDAN AND SECURE BY LIEN ON THE WITHIN DESCRIBED PROPERTY. IT IS UNDERSTOOD AND AGREED THAT IF ANY ONE OF SAID NOTES SHOULD BECOME DUE AND UNPAID FOR 60 DAYS, THEN ALL OF SAID NOTES BECOME DUE AND PAYABLE.

WE, H.B.JORDAN AND WIFE, HELEN C.JORDAN, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID J.B.BOYD AND WIFE, SARA ELIZABETH BOYD, OR THE SURVIVOR, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING THE WESTERLY HALF OF LOT NO.8 ON THE MAP OF R.E.CONNELL'S SUBDIVISION OF THE NORTHEAST PART OF LOT 23 IN SARAH A.GORDAN'S SUBDIVISION, AS OF RECORD IN BOOK 421, PAGE 24, SAID REGISTERS OFFICE.

SAID PART OF LOT 8 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF BLAIR BOULEVARD AND RUNS BACK BETWEEN PARALLEL LINES 105½ FEET TO A DEAD LINE, AND BEING THE SAME PROPERTY CONVEYED TO H.B.JORDAN BY DEED FROM TOM P.MAY AND WIFE, OF RECORD IN BOOK 1110, PAGE 618, 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 J.B.BOYD AND WIFE, SARA ELIZABETH BOYD, THEIR heirs and assigns, forever, and WE do covenant with the said J.B.BOYD AND WIFE, SARA ELIZABETH BOYD, 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 STATED.

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 J.B.BOYD AND WIFE, SARA ELIZABETH BOYD, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 30TH, day of OCTOBER, 1940.

H.B.JORDAN

HELEN C.JORDAN

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, EDWIN E.CARLSON, a Notary Public in and for said County and State, the within-named H.B.JORDAN AND WIFE, HELEN C.JORDAN, 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, without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 30 day of OCTOBER, 1940.

Commission Expires 8 day of JULY, 1941. (Seal.) EDWIN E.CARLSON, Notary Public.

U.S.R.S. $1.65

RECD NOV. 1ST, 1940 AT 9:56 A.M.

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NUMBER 48475 RECORDED NOV.1ST, 1940.
R.K.SMITH, ET UX., TO MARY B.HILL.

51668 MARSHALL & BRUCE CO. NASHVILLE

Book No. 1160

For and in consideration of the sum of THREE THOUSAND AND NO/100 ($3000.00) DOLLARS, CASH IN HAND PAID, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WE, R.K.SMITH AND WIFE, ETTA MAI SMITH, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID MARY B.HILL, 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.17 ON THE UNRECORDED MAP OF CHAPPELL'S SUBDIVISION OF LOTS NOS. 21, 23, 25, 27, 29, 31, 33, 35, AND 37 OF THE MONTE VISTA PLAN, OF RECORD IN BOOK 421, PAGE 143, REGISTERS OFFICE FOR SAID COUNTY, AND DESCRIBED ACCORDING TO A SURVEY MADE BY BLANCHARD & PARRISH, ENGINEERS, JANUARY 17, 1940, AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTHERLY MARGIN OF MCALPINE AVENUE AT THE INTERSECTION OF A CURVE OF THE WESTERLY MARGIN OF KENNEDY STREET; THENCE WESTERLY WITH THE NORTHERLY MARGIN OF MCALPINE AVENUE, 39.2 FEET TO A POINT, THE COMMON CORNER OF LOTS NOS. 16 AND 17 OF THE CHAPPELL SUBDIVISION; THENCE NORTHERLY WITH THE DIVIDING LINE BETWEEN SAID LOTS NOS. 16 AND 17, 170 FEET TO A POINT, THE COMMON CORNER OF SAID LOTS NOS. 16 AND 17; THENCE EASTERLY 61.1 FEET TO A POINT IN THE WESTERLY MARGIN OF KENNEDY STREET; THENCE SOUTHERLY WITH THE WESTERLY MARGIN OF KENNEDY STREET, 149.8 FEET TO A POINT IN THE WESTERLY MARGIN OF SAID STREET; THENCE SOUTHWESTERLY AND AROUND A CURVE TO THE POINT OF BEGINNING.

BEING PART OF THE PROPERTY CONVEYED TO R.K.SMITH AND WIFE, ETTA MAI SMITH, BY DEED FROM J.K.CHAPPELL AND WIFE, OF RECORD IN BOOK 1148, PAGE 38, SAID REGISTERS OFFICE.

THIS CONVEYANCE IS SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN AN INSTRUMENT EXECUTED BY J.K.CHAPPELL AND WIFE, OF RECORD IN BOOK 1113, PAGE 698, R.O.D.C., TENNESSEE, AND RESERVATION FOR AN EASEMENT 10 FEET WIDE ACROSS THE REAR OF THE PREMISES FOR PUBLIC UTILITIES AND A SET BACK BUILDING LINE OF 30 FEET ALONG MCALPINE AVENUE AND 15 FEET ALONG KENNEDY STREET, AS SHOWN ON THE UNRECORDED PLAN MADE BY BLANCHARD & PARRISH.

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 B.HILL, HER heirs and assigns, forever, and WE do covenant with the said MARY B.HILL, 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.

And WE, R.K.SMITH AND WIFE, ETTA MAI SMITH, do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said MARY B.HILL, HER heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 30TH day of OCTOBER, 1940.

R.K.SMITH

ETTA MAI SMITH

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, EDWIN E.CARLSON, a Notary Public in and for said County and State, the within-named R.K.SMITH AND WIFE, ETTA MAI SMITH, 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, without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 30TH day of OCTOBER, 1940.

Commission Expires 8 day of JULY, 1941. (Seal.) EDWIN E.CARLSON, Notary Public.

U.S.R.S. $3.30.

RECD OCT. 31, 1940 AT 2:57 P M

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