NUMBER 52584 RECORDED JAN. 17, 1941.

W.D. DUTTON, ET UX., TO THOMAS N.VESTER, ET UX.

51669 MARSHALL & BRUCE CO. NASHVILLE

Book No. 1160

For and in consideration of the sum of TWENTY-FIVE HUNDRED FIFTY ($2550.00) AND NO/100 DOLLARS, CASH IN HAND PAID, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED;

WE, W.D.DUTTON AND WIFE, DORA WILLMETA DUTTON, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID THOMAS N.VESTER AND WIFE, LOUISE VESTER, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY,STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO.10, BLOCK C OF CRITTENDEN ESTATES, A SUBDIVISION IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, A PLAT OF WHICH SUBDIVISION IS OF RECORD IN BOOK 974, PAGE 69, IN THE REGISTERS OFFICE FOR SAID COUNTY.

BEING THE SAME PROPERTY CONVEYED TO W.D.DUTTON BY DEED FROM THE REALTY SALES COMPANY, OF RECORD IN BOOK 1118, PAGE 622, 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 THOMAS N.VESTER AND WIFE, LOUISE VESTER, THEIR, heirs and assigns, forever, and WE do covenant with the said THOMAS N.VESTER AND WIFE, LOUISE VESTER, 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, W.D.DUTTON AND WIFE, DORA WILLMETA DUTTON, do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said THOMAS N.VESTER AND WIFE, LOUISE VESTER, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 29TH day of NOVEMBER, 1940.

W.D.DUTTON

DORA WILLMETA DUTTON

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, OVA DAVIS, a Notary Public in and for said County and State, the within-named W.D.DUTTON AND WIFE, DORA WILLMETA DUTTON, the bargainor = , 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 29TH day of NOVEMBER, 1940.

Commission Expires 5 day of APRIL, 1943. (Seal.) OVA DAVIS, Notary Public.

U.S.R.S. $3.30.

RECD JAN. 16, 1941 AT 1:39 P M

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NUMBER 52614 RECORDED JAN. 17, 1941.

ROBERT M.CONDRA, UNMARRIED, TO ARCH J.DEMONTEBREUN ET UX.



Book No. 1160

For and in consideration of the sum of ($2690.00) TWO THOUSAND SIX HUNDRED NINETY AND NO/100 DOLLARS, CASH IN HAND PAID BY ARCH J.DEMONTEBREUN AND WIFE, LUCILLE DEMONTEBREUN, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

I, ROBERT M.CONDRA, UNMARRIED, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID ARCH J.DEMONTEBREUN AND WIFE, LUCILLE DEMONTEBREUN, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO.48 ON THE MAP OF FORT NEGLEY VILLAGE SUBDIVISION, AS OF RECORD IN BOOK 1130, PAGE 12, OF THE REGISTERS OFFICE OF BAID COUNTY, AND DESCRIBED ACCORDING TO A SURVEY MADE BY BLANCHARD & PARRISH, SURVEYORS, JANUARY 10, 1941, AS FOLLOWS:

BEGINNING AT A POINT IN THE WESTERLY MARGIN OF RIDLEY BOULEVARD, THE COMMON CORNER OF LOTS NOS. 47 AND 48; THENCE NORTH WITH THE WESTERLY LINE OF SAID BOULEVARD 115.4 FEET MORE OR LESS TO A POINT, IN THE SOUTHERLY MARGIN OF CHESTNUT STREET; THENCE WITH THE SOUTHERLY MARGIN OF CHESTNUT STREET SOUTHWESTERLY 226.1 FEET MORE OR LESS TO A POINT, THE SOUTHEAST INTERSECTION OF CHESTNUT STREET AND FALL STREET; THENCE SOUTHERLY WITH THE EASTERLY MARGIN OF FALL STREET 1.4 FEET TO A POINT, THE COMMON CORNER OF LOTS NOS. 47 AND 48; THENCE EASTWARDLY WITH THE DIVIDING LINE BETWEEN SAID LOTS NOS. 47 AND 48, 219.2 FEET TO THE POINT OF BEGINNING.

BEING PART OF THE PROPERTY CONVEYED TO ROBERT M.CONDRA BY DEED FROM JOHN T. FARGASON,JR., ET AL, OF RECORD IN BOOK 1081, PAGE 289, AND THE SAME PROPERTY CONVEYED TO ROBERT M.CONDRA BY DEED FROM THE CITY OF NASHVILLE, OF RECORD IN BOOK 1157, PAGE 530 , SAID REGISTERS OFFICE.

THIS CONVEYANCE IS SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN AN INSTRUMENT EXECUTED BY ROBERT M.CONDRA, OF RECORD IN BOOK 1117, PAGE 516, SAID REGISTERS OFFICE; AND FURTHER SUBJECT TO SUCH EASEMENTS FOR SEWER LINES AS MAY EXIST ON THE PROPERTY AND ALL THOSE EASEMENTS FOR PUBLIC UTILITY PURPOSES, ETC., AS ARE SHOWN ON THE PLAN OF RECORD IN BOOK 1130, PAGE 12, 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 ARCH J. DEMONTEBREUN AND WIFE, LUCILLE DEMONTEBREUN, THEIR, heirs and assigns, forever, and I do covenant with the said ARCH J.DEMONTEBREUN AND WIFE, LUCILLE DEMONTEBREUN, 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. ,EXCEPT AS HEREINBEFORE SET OUT.

And I, ROBERT M.CONDRA, do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said ARCH J.DEMONTEBREUN AND WIFE, LUCILLE DEMONTEBREUN, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness MY hand, this 2ND day of JANUARY, 1941.

ROBERT M.CONDRA

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, MARVIN K.BARRY, a Notary Public in and for said County and State, the within-named ROBERT M.CONDRA, UNMARRIED, 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 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 16TH day of JANUARY, 1941.

Commission Expires 7 day of JAN, 1942. (Seal.) MARVIN K.BARRY, Notary Public.

U.S.R.S. $3.30.

RECD JAN. 16, 1941 AT 3:20 P M

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