NUMBER 76071 RECORDED MCH 2,1942 J.E. MILLER ET UX TO EUGENE BRYANT ET UX

ALBERT MARSHALL & BRUCE CO., NASHVILLE

Book No. 1225

For and in consideration of the sum of EIGHTEEN HUNDRED EIGHTY-FIVE AND 00/100 ($1885.00)DOLLARS.

WE, THE UNDERSIGNED, JOHNNIE E. MILLER AND WIFE, MINNIE ZANNIE MILLER OF NASHVILLE, DAVIDSON COUNTY,TENNESSEE, IN CONSIDERATION OF THE SUM OF EIGHTEEN HUNDRED EIGHTY-FIVE AND 00/100 ($1885.00)DOLLARS, PAID OR ASSUMED AS FOLLOWS TO WIT:

THAT IS TO SAY THERE IS A BALANCE OF THE UNPAID PRINCIPAL OF A NOTE ORIGINALLY GIVEN FOR EIGHTEEN HUNDRED FIFTY-SIX AND 23/100 ($1856.23)DOLLARS, DATED MAY 15, 1935, WITH INTEREST PAYABLE IN MONTHLY INSTALLMENTS AND SECURED BY DEED OF TRUST EXECUTED BY JOHN BRANHAM TO CHARLES H.LITTERER TRUSTEE OF RECORD IN BOOK 968 PAGE 147,REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE,TO WHICH REFERENCE IS HERE MADE, MONTHLY PAYMENTS ON SAID NOTE HAVING BEEN INCREASED TO SEVENTEE AND 4/100 ($17.04)DOLLARS BY EXTENSION AGREEMENT DATED NOVEMBER 18, 1940, NOT OF RECORD, ON WHICH THERE IS NOW AN UNPAID BALANCE ON SAID ORIGINAL NOTE AMOUNTING TO THIRTEEN HUNDRED FIFTY-FIVE AND 34/100 ($1355.34)DOLLARS, THE REMAINDER OF WHICH PURCHASE PRICE, IS THIS DAY PAID, CASH IN HAND,THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.
HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID EUGENE BRYANT AND WIFE, MARGIE VAUGHN BRYANT, AS TENANTS BY THE CURTESY,THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY,STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOTS NOS.606,608,610 AND 612 OF BLOCK NO.92, PLAN NO.1, WEST NASHVILLE, AS OF RECORD IN BOOK 57 PAGES 74 AND 75, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOTS NOS.606, 608,610,612 FRONT TOGETHER 100 FEET ON THE SOUTHERLY SIDE OF ALABAMA AVENUE AND RUN BACK BETWEEN PARALLEL LINES 150 FEET TO ANNALLEY.

BEING THE SAME PROPERTY CONVEYED TO JOHN BRANHAM AND WIFE,ALMA L.BRANHAM BY DEED FROM JOHN BRANHAM OF RECORD IN BOOK 1149, PAGE 390, SAID REGISTER'S OFFICE FOR DAVIDSON COUNTY,TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said EUGENE BRYANT AND WIFE, MARGIE VAUGHN BRYANT AS TENANTS BY THE CURTESY ,THEIR, heirs and assigns, forever, and WE do covenant with the said EUGENE BRYANT AND WIFE MARGIE VAUGHN BRYANT 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 ABOVE AND 1942 TAXES WHICH HAVE BEEN PRORATED AS OF DATE OF DEED AND ASSUMED BY GRANTEES HEREIN.

And WE, JOHNNIE E. MILLER AND WIFE, MINNIE ZANNIE MILLER do further covenant and bind OURSELVES AND OUR heirs and representatives, to warrant and forever defend the title to said land to the said EUGENE BRYANT AND WIFE, MARGIE VAUGHN BRYANT, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 28TH day of FEBRUARY 1942.

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JOHNNIE E. MILLER
MINNIE ZANNIE MILLER

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, ALLEYNE LOGEL a Notary Public in and for said County and State, the within-named JOHNNIE E. MILLER AND WIFE, MINNIE ZANNIE MILLER 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 28 day of FEBRUARY, 1942.
Commission Expires JAN 12TH 1946, 19XX (Seal.) ALLEYNE LOGEL
U.S.R.S. $1.10 Notary Public.

FEB 2,1942 AT 12:11 P.M.

ALBERT MARSHALL & BRUCE CO., NASHVILLE

Book No. 1225

For and in consideration of the sum of SEVENTY-ONE HUNDRED FIFTY AND NO/100THS - DOLLARS CASH IN HAND,PAID BY CHARLES R. ROUNDS, SR., RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED;

I,C.B. KELLEY, UNMARRIED, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID CHARLES R. ROUNDS,SR., HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY,STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO.5 ON THE MAP OF C.B.KELLEY'S SUBDIVISION OF THE SOUTH PART OF DOTS NOS.29,30,AND 31 BATTLEFIELD ESTATES, SECTION NO.1, NOT OF RECORD, AND DESCRIBED ACCORDING TO A SURVEY MADE BY Z.J. WILKINSON, SURVEYOR, AUGUST 4, 1941, AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTH MARGIN OF CLAYTON AVENUE 450 FEET EASTERLY FROM THE NORTHEAST CORNER OF CRAIG AVENUE AND CLAYTON AVENUE, BEING THE COMMON CORNER OF LOTS NOS.5 AND 6 OF SAID KELLEY SUBDIVISION;THENCE NORTH AND AT RIGHT ANGLES TO THE NORTH MARGIN OF CLAYTON AVENUE 175 FEET;THENCE EASTERLY AND PARALLEL WITH THE NORTH MARGIN OF CLAYTON AVENUE 80 FEET;THENCE SOUTHERLY 175 FEET TO A POINT IN THE NORTH MARGIN OF CLAYTON AVENUE, THE COMMON CORNER OF LOTS NOS.4 AND 5 OF SAID KELLEY SUBDIVISION, THENCE WESTERLY WITH THE NORTH MARGIN OF CLAYTON AVENUE 80 FEET TO THE POINT OF BEGINNING.

BEING PART OF THE PROPERTY CONVEYED TO C.B. KELLEY BY DEED FROM JOSEPH VAULX CROCKETT, OF RECORD IN BOOK 1198 PAGE 210, SAID REGISTER'S OFFICE.

SAID PROPERTY IS CONVEYED SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN THE DEED FROM JOSEPH VAULX CROCKETT TO C.B. KELLEY, DATED AUGUST 5TH, 1941, OF RECORD IN BOOK 1198 PAGE 310, SAID REGISTER'S OFFICE, TO WHICH REFERENCE IS HEREBY MADE.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said CHARLES R.ROUNDS, SR., HIS, heirs and assigns, forever, and I do covenant with the said CHARLES R. ROUNDS, SR., 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 FOR 1942 TAXES, WHICH PURBRASER ASSUMES AND AGREES TO PAY.

And I ,C.B. KELLEY do further covenant and bind MYSELF MY heirs and representatives, to warrant and forever defend the title to said land to the said CHARLES R. ROUNDS, SR., HIS, heirs and assigns, against the lawful claims of all persons whomsoever

Witness MY hand, this 4TH day of FEBRUARY 1942.

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Witness:

C.B. KELLEY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, ALBERTA KEENE a Notary Public in and for said County and State, the within-named C.B. KELLEY.

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 13TH day of FEBRUARY, 19 4 .
Commission Expires OCT 28TH,1944, XXX (Seal.) ALBERTA KEENE
U.S.R.S. $8.25 Notary Public.

Received FEB 28,1942 AT 11:27 A.M.
C. M.