DAVIDSON COUNTY WARRANTY DEED

Book No. 1260

CONSTRUCTION OF THE LINE WILL BE COMPENSATED IN SUCH MANNER AS MAY BE EQUIT ABLE.

THE BASIS OF THE CASH CONSIDERATION HEREIN PAID IS TWENTY -FIVE (.25¢) CENTS PER LINEAL FOOT.

WITNESS OUR HANDS THIS 1ST DAY OF SEPTEMBER 1943.

CLIFTON LEE SYKES,

CLARA PHILLIPS SYKES,

STATE OF TENNESSEE.

COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME THOS.H. MALONE A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY AFORESAID, THE WITHIN NAMED BARGAINORS WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO ACKNOWLEDGED THAT THE EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

WITNESS MY HAND AND OFFICIAL SEAL AT NASHVILLE TENNESSEE, ON THIS THE 1ST DAY OF SEPTEMBER 1943.

(SEAL)

THOS. J.MALONE

NOTARY PUBLIC

MY COMMISSION EXPIRES 10.4.43.

RECEIVED DECEMBER 6TH,1943 AT 8; 34 A.M.

.....F.C.....

NUMBER 105499
F.MAXWELL ET UX.
TO DEED
MARY HILL ET ALS.

RECORDED DECEMBER 9TH,1943.

FOR THE CONSIDERATION HEREINAFTER SET OUT WE, THE UNDERSIGNED,FOUNT MAXWELL AND WIFE,JULIA MAXWELL, SUBJECT TO A LIFE ESTATE WHICH IS SPECIFI CALLY RETAINED IN US, HAVE THIS DAY BARGAINED AND SOLD AND DO BY THESE PRESENTS TRANSFER AND CONVEY UNTO MARY HILL, MARTHA COLLINS, NANNIE WHIT-LOW, MAGGIE RUCKER, GEORGIA RUCKER , EMMA BATTLE, JENNIE EWING, J.E. MAX-WELL, RUTH HICKS, A ONE - TWELFTH INTEREST EACH AND TOMARY DEAN MAXWELL AND LOUELLA MAXWELL A ONE- TWENTY FOURTH INTEREST EACH AND TO MATTHEW O.MAXWELL TWO TWELFTHS INTEREST IN AND TO THE FOLLOWING REAL ESTATE:-

TRACT NO.1-

LYING ANDBEING IN THE FIFTH CIVIL DISTRICT OF DAVIDSON COUNTY TENNESSEE, AND BOUNDED GENERALLY NORTH BY ANOTHER LOT BELONGING TO FOUNT MAXWELL~~MAXWELL~~,SOUTH BY OLD NOLANSVILLE HIGHWAY(NOW HIGHWAY #11) EAST BY AVENUE AND WEST BY A LOT OWNED BY WHITLOW AND MAXWELL.

TRACT NO.2-

LYING AND BEING IN THE FIFTH CIVIL DISTRICT OF DAVIDSON COUNTY TENNESSEE, AND PARTICULARLY DESCRIBED TO WIT;

BEGINNING AT THE N.E.CORNER OF THE JIM JOHNSON TRACT; THENCE WEST ALONG THE OLD JIM JOHNSON LINE 40 POLES TO HIS WEST LINE; THENCE S 4 POLES TO A POINT; THENCE EAST 40 POLES; THENCE N.4 POLES TO THE BEGINNING CORNER, CONTAINING 1 ACRE, BEING THE SAME TRACT OF LAND CONVEYED TO FOUNT MAXWELL

DAVIDSON COUNTY WARRANTY DEED

Book No. 1260

AND STEVE ELLISON BY DEED OF RECORD IN DEED BOOK 381, PAGE 12, REGISTER'S OFFICE OF DAVIDSON COUNTY,TENNESSEE,THE ONE HALF UNDIVIDED INTEREST OF STEVE ELLISON HAVING BEEN SUBSEQUENTLY CONVEYED TO FOUNT MAXWELL BY DEED OF DATE THE 11TH DAY OF FEB. 1922, AND WHICH DEED HAS BEEN THIS DAY PUT OF RECORD IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY,TENN.

TO HAVE AND TO HOLD A ONE- TWELFTH UNDIVIDED INTEREST EACH SUBJECT TO A LIFE ESTATE IN EACH OF US, WHICH IS SPECIFICALLY RETAINED, UNTO THE SAID MARY HILL , MARTHA COLLINS, NANNIE WHITLOW, MAGGIE RUCKER, GEORGIA RUCKER, EMMA BATTLE, JENNIE EWING, J.E.MAXWELL, AND RUTH HICKS, A ONE TWENTYH FOURTH INTEREST EACH TO MARY DEAN MAXWELL AND LOUELLA MAXWELL, AND TWO TWELFTHS INTEREST TO MATTHEW O.MAXWELL, THEIR HEIRS AND ASSIGNS, IN FEE SIMPLE FOREVER.

WE COVENANT WITH THE GRANTEES HEREIN NAMED THAT WE ARE LAWFULLY SEIZED AND POSSESSED OF SAID ABOVE DESCRIBED REAL ESTATE, THAT WE HAVE A GOOD AND LAWFUL RIGHT TO SELL AND CONVEY ~~THE~~SAME AND THAT THE SAME IS IN EVERY WAY UNENCUMBERED.

WE FURTHER COVENANT TO FOREVER WARRANT AND DEFEND THE LEGAL TITLE THEREOF UNTO THE SAID GRANTEES, THEIR HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER.

THE CONSIDERATION FOR THIS CONVEYANCE IS AS FOLLOWS;-

FIFTY TWO ($52.78) DOLLARS AND SEVENTY EIGHT CENTS, FOR EACH ONE TWELFTH INTEREST, THE SAID GEORGIA RUCKER,J.E. MAXWELL , RUTH HICKS, AND MAGGIE RUCKER, HAVING EACH PAID IN CASH THE SUM OF $52.78, THE SAID MARY DEAN MAX WELL AND LOUELLA MAXWELL HAVING JOINTLY PAID THE SUM OF $52.78 IN CASH AND MATTHEW O.MAXWELL HAVINGPAID THE SUM OF $105.56 IN CASH.

THE SAID MARY HILL, MARTHA COLLINS, NANNIE WHITLOW, EMMA BATTLE AND JENNIE EWING HAVE EACH EXECUTED THEIR NOTES IN THE SUM OF $52.78, EACH BEARING INTEREST FROM DATE AT SIX PERCENT AND FALLING DUE NINETY (90) DAYS AFTER DATE, AND FOR THE PAYMENT OF SAID NOTES A VENDOR'S LIEN IS SPECIFICALLY RETAINED UPON EACH OF THEIR RESPECTIVE INTERESTS IN THE ABOVE DESCRIBED REAL ESTATE.

WITNESS OUR HANDS THIS 8TH DAY OF DECEMBER 1943.

FOUNT MAXWELL,

JULIA MAXWELL,

STATE OF TENNESSEE.

DAVIDSON COUNTY

PERSONALLY APPEARED BEFORE ME AMBROSE BENNETT, A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY, THE WITHIN NAMED BARGAINORS FOUNT MAXWELL AND WIFE, JULIA MAXWELL WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

AND THE SAID JULIA MAXWELL WIFE OF THE SAID FOUNT MAXWELL, HAVING APPEARED BEFORE ME PRIVATELY AND APART FROM HER HUSBAND THE SAID FOUNT MAXWELL, SHE THE SAID JULIA MAXWELL ACKNOWLEDGED THE EXECUTION OF THE SAID