Book No. 1281

For and in consideration of the sum of ONE ($1.00) DOLLAR, AND OTHER GOOD AND SUFFICIENT CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, MARGARET LUCILLE CLAY, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JACK C. CLAY AND WIFE, MARGARET LUCILLE CLAY, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

IN THE 7TH, FORMERLY THE 11TH, CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO.7 ON THE PLAN OF THE RE-SUBDIVISION OF LOT NO.13 ON THE MAP OF NOELTON, NOT OF RECORD, BUT DESCRIBED, ACCORDING TO A SURVEY MADE OCTOBER 25, 1934, BY S.R. SANFORD, JR., CIVIL ENGINEER, AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY MARGIN OF THE GLENDALE CAR LINE, 600 FEET SOUTHERLY FROM THE SOUTHERLY SIDE OF THIRD STREET OR AVENUE, THE SOUTHWEST CORNER OF LOT NO.6 ON SAID PLAN, AND RUNNING THENCE SOUTH 11 DEG. 08' WEST, WITH THE EASTERLY SIDE OF SAID GLENDALE CAR LINE, 100 FEET TO THE NORTHWEST CORNER OF LOT NO.8 ON SAID PLAN; THENCE EASTERLY WITH THE LINE BETWEEN SAID LOTS 7 AND 8, 367.60 FEET TO A STAKE IN J.E. CALDWELL'S WESTERN BOUNDARY LINE; THENCE NORTH 9 DEG. 33' EAST, WITH AN OLD FENCE, SAID J.E. CALDWELL'S WESTERN BOUNDARY LINE, 100 FEET TO A STAKE, THE SOUTHEAST CORNER OF SAID LOT NO.6; AND THENCE NORTH 84 DEG. WEST, WITH THE LINE BETWEEN SAID LOTS NOS.6 AND 7, 349.15 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO MARGARET LUCILLE CLAY BY DEED FROM OSCAR F. NOEL AND JOHN H. NOEL, TRUSTEES, OF RECORD IN BOOK 972 PAGE 157 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO THE RESTRICTIVE COVENANTS SET OUT IN DEED FROM JOHN H. NOEL AND OSCAR F. NOEL TO MARGARET LUCILLE CLAY, ABOVE MENTIONED.

THIS CONVEYANCE IS ALSO MADE SUBJECT TO DEED OF TRUST FROM MARGARET LUCILLE CLAY AND JACK C. CLAY TO E.E. MURREY, TRISTEE, OF RECORD IN BOOK 979 PAGE 62, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENN.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said JACK C. CLAY AND WIFE, MARGARET LUCILLE CLAY, THEIR ----------, heirs and assigns, forever, and I do covenant with the said JACK C. CLAY AND WIFE, MARGARET LUCILLE CLAY that I AM lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

EXCEPT FOR DEED OF TRUST TO E.E. MURREY, TRUSTEE, OF RECORD IN BOOK 979 PAGE 62, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

And I do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said JACK C. CLAY AND WIFE, MARGARET LUCILLE CLAY, THEIR, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 2ND day of NOVEMBER 1943.

Witness: ---------- MARGARET LUCILLE CLAY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, MILDRED LUNN a Notary Public in and for said County and State, the within-named MARGARET LUCILLE CLAY the bargainor -, with whom I am personally acquainted, and who acknowledged that SHE executed the within instrument for the purposes therein contained.

And X wife of the said X, having appeared before me privately and apart from X 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 2ND day of NOVEMBER, 1943.

Commission Expires ---day of- 7-8-47, 19-- (Seal) MILDRED LUNN Notary Public.

U.S.R.S. $2.75
REC'D DEC 20, 1943 AT 11:10 A.M.

Book No. 1281

For and in consideration of the sum of ONE - - - - - - - - - - - - - - - - DOLLARS CASH IN HAND TO ME PAID, THE ASSUMPTION OF ALL INDEBTEDNESS AND INCUMBERANCES NOW ON THE PROPERTY HEREIN CONVEYED AND OTHER CONSIDERATIONS NOT NECESSARY TO BE MENTIONED HEREIN, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, I ERNEST ADAMS HAVE BARGAINED AND SOLD AND BY THERE PRESENTS DO TRANSFER AND CONVEY UNTO JANE HILL ADAMS, FOR AND DURING HER NATURAL LIFE, WITH REMAINDER IN FEE TO MY SON, ERNEST ADAMS, JR., HIS HEIRS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND KNOWN AS 1504 - 10TH AVENUE SOUTH, IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE, BOUNDED AND DESCRIBED AS FOLLOWS:

THE SOUTHERLY 51 FEET OF LOTS NOS. 129 AND 130 ON THE PLAN OF JOHN A. MCCAMPBELL'S ADDITION TO NASHVILLE AS OF RECORD IN BOOK NO.21 PAGE 104 AND 144, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. THE SAID SOUTHERLY PART OF LOTS 129 AND 130 FRONTS 51 FEET ON THE EAST SIDE OF TENTH AVENUE SOUTH, FORMERLY CURREY STREET, AND RUNS BACK WITH THE NORTHERLY MARGIN OF SUMMIT STREET 100 FEET TO THE WEST LINE OF LOT 128, AND MEASURES 54 FEET MORE OR LESS ON THE REAR LINE. THIS IS THE SAME PROPERTY CONVEYED BY JOHN T. LINDSLEY TO ERNEST ADAMS OF RECORD IN BOOK NO.563, PAGE 13, IN SAID R.O.D.C., AND VESTED IN HIM BY DECREE IN THE CAUSE OF HATTIE MAI ADAMS VS. ERNEST ADAMS OF RECORD IN MINUTE BOOK 57 PAGE 381, IN THE OFFICE OF THE CLERK OF THE FIRST CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE.

BY ACCEPTING THIS DEED, JANE HILL ADAMS AGREES TO PAY AND DISCHARGE THE EXISTING MORTGAGE AND ANY TAXES ON THE PROPERTY HEREIN CONVEYED AS INSTALLMENTS THEREOF BECOME DUE AND PAYABLE, AND TO SAVE ERNEST ADAMS HARMLESS FROM ANY CLAIM BASED THEREON.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEES, ---------- heirs and assigns, forever, and I do covenant with the said GRANTEES that I AM lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

And I do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 18TH day of OCTOBER 1943.

Witness: ---------- ERNEST ADAMS

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, F.T. RAGAN a Notary Public in and for said County and State, the within-named ERNEST ADAMS 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 X 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 18 day of OCTOBER, 1943

Commission Expires 9 day of JAN, 1947 (Seal) F.T. RAGAN Notary Public.

U.S.R.S. $.55¢
REC'D DEC 20, 1943 AT 11:12 A.M.