NUMBER 22391
RECORDED MARCH 16, 1945

FANNY K. MURPHY TO PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD

BRADFORD & BRIDGE CO. NASHVILLE

Book No. 1308

For and in consideration of the sum of ($2750.00) TWENTY-SEVEN HUNDRED FIFTY & 00/100 DOLLARS OF WHICH $1189.62 HAS BEEN PAID IN CASH BY PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND THE REMAINDER $1560.38, THE SAID PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD AGREE TO PAY IN TO THE FIDELITY FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE, AS SET OUT IN DEED OF TRUST TO LOUIS LEFTWICH, JR., TRUSTEE, OF RECORD IN BOOK 1294 PAGE 185, WHICH DEED WAS ORIGINALLY IN THE AMOUNT OF $1,600.00 AND IS NOW IN THE SUM OF $1560.38. I, FANNY K. MURPHY HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING PART OF BLOCK NO. 11 ON THE REALTY SAVINGS BANK & TRUST COMPANY'S REVISED PLAN OF WEST EXTENSION OF CHARLOTTE PARK COMPANY'S FIRST ADDITION, AS OF RECORD IN BOOK 421, PAGE 18, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF BLOCK NO. 11 FRONTS 60 FEET ON THE NORTHERLY SIDE OF NEVADA, FORMERLY THIRD AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES, PARALLEL WITH AND 60 FEET EAST OF THE EASTERLY MARGIN OF 52ND AVENUE NORTH, FORMERLY 11TH STREET, 180 FEET TO AN ALLEY.

BEING PART OF THE PROPERTY CONVEYED TO FANNY K. MURPHY, BY DEED FROM IVY L. DILLON AND WIFE, ANNIE G. DILLON, OF RECORD IN BOOK 1308, PAGE 164, SAID REGISTER'S 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 PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD THEIR, heirs and assigns, forever, and I do covenant with the said PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD, 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 A LOAN TO THE FIDELITY FEDERAL SAVINGS, AND LOAN ASSOCIATION OF NASHVILLE, THE BALANCE OF WHICH IS $1560.38 AS OF FEBRUARY 28, 1945, WHICH LOAN THE SAID PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD, ASSUME AND AGREE TO PAY, AS HEREINABOVE STATED. And I, FANNY K. MURPHY do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said PAUL E. SHEPARD AND WIFE, ZELLA MAE SHEPARD, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 8TH day of MARCH 1945.

FANNY K. MURPHY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, MARY C. MAMMARELLI a Notary Public in and for said County and State, the within-named FANNY K. MURPHY 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 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 8TH day of MARCH, 1945

Commission Expires 9 day of JULY, 1945 (Seal) MARY C. MAMMARELLI

Notary Public.

U.S.R.S. $1.65

RECEIVED MARCH 16, 1945 AT 10:22 A.M.

SW

NUMBER 22309
RECORDED MARCH 17, 1945

MARY PORTER FREEMAN TO CLAUDE L. CANTRELL, ET AL

BRADFORD & BRIDGE CO. NASHVILLE

Book No. 1308

For and in consideration of the sum of FIVE HUNDRED AND NO/100 ($500.00) DOLLARS CASH IN HAND PAID BY CLAUDE L. CANTRELL AND WIFE, MINNIE B. CANTRELL AND J. D. BIRDWELL AND WIFE, SARRAH BESSIE BIRDWELL, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED I, MARY PORTER FREEMAN HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID CLAUDE L. CANTRELL, AND WIFE, MINNIE B. CANTRELL AND J. D. BIRDWELL AND WIFE, SARRAH BESSIE BIRDWELL, 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. 1 OF BLOCK "C" ON THE MAP OF A SUBDIVISION OF BELLE FOREST NO. 2, AS OF RECORD IN BOOK 843, PAGE 94, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 1 FRONTS 50 FEET ON THE WESTERLY SIDE OF SCOTT AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES, WITH THE SOUTHERLY MARGIN OF BELLE FOREST AVENUE, 150 FEET TO A DEAD LINE.

AND BEING THE SAME PROPERTY CONVEYED TO MARY PORTER FREEMAN BY DEED OF RECORD IN BOOK 1031, PAGE 615, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIVE COVENANTS IN BOOK 966, PAGE 497, SAID REGISTER'S OFFICE.

TAXES FOR THE CURRENT YEAR ARE ASSUMED BY THE PURCHASERS.

(*) BIRDWELL AND WIFE, SARRAH BESSIE BIRDWELL, THEIR

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said CLAUDE L. CANTRELL AND WIFE, MINNIE B. CANTRELL AND J. D. BIRDWELL AND WIFE, SARRAH BESSTE BIRDWELL THEIR, heirs and assigns, forever, and I do covenant with the said CLAUDE L. CANTRELL AND WIFE, MINNIE B. CANTRELL AND J. D. BIRDWELL AND WIFE, SARRAH BESSIE BIRDWELL, 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, MARY PORTER FREEMAN do further covenant and bind MYSELF AND MY heirs and representatives, to warrant and forever defend the title to said land to the said CLAUDE L. CANTRELL AND WIFE, MINNIE B. CANTRELL AND J. D. (*) heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 12TH day of MARCH 1945

MARY PORTER FREEMAN

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, THOS. O. H. SMITH a Notary Public in and for said County and State, the within-named MARY PORTER FREEMAN 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 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 12TH day of MARCH, 1945

Commission Expires 4-8-47 day of, 19 (Seal) THOS. O. H. SMITH

Notary Public.

RECEIVED MARCH 14, 1945 AT 9:55 A.M.

SW

U.S.R.S. 55¢