600

NUMBER 26815 RECORDED MAY 24TH, 1945.

CHARLIE C. FLANERY ET UX.---TO-- LUCILE A.LOVEMAN

Book No. 1315

For and in consideration of the sum of $10.00) TEN AND NO/100 DOLLARS, CASH IN HAND PAID BY LUCILE A. LOVEMAN, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, INCLUDING THE ASSUMPTION AND AGREEMENT TO PAY BY THE SAID LUCILE A.LOVEMA[illegible] E RE AINING UNPAID BALANCE OF $8,533.38 OF A NOTE IN THE ORIGINAL AMOUNT OF $12,000.00, EXECUTED BY KATHRYN BAUMAN PROCTOR AND HUSBAND TO THE FIRST MORTGAGE COMPANY OF NASHVILLE, WITH 5% INTEREST, BOTH PRINCIPAL AND INTEREST PAYABLE $94.92 MONTHLY, SAID NOTE BEING DATED NOVEMBER 1,1939 AND SECURED BY DEED OF TRUST OF RECORD IN BOOK, 1124, PAGE 126 REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE, THE INTEREST ON SAID NOTE BEING REDUCED TO 4½%, WITH CERTAIN PREPAYMENT PRIVILEGES, BY INSTRUMENT OF RECORD IN BOOK 1206, PAGE 262, SAID REGISTER'S OFFICE

WE, CHARLIE C. FLANERY AND WIFE GENEVA WHITE FLANERY, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID LUCILE A. LOVEMAN HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS,TO WIT;

A TRACT OF LAND IN THE 7TH FORMERLY 11TH CIVIL DISTRICT OF SAID COUNTY DESCRIBED ACCORDING TO A COPY OF A SURVEY THEREOF MADE IN JULY 1937, BY W.B. SOUTHGATE, SURVEYOR, AS FOLLOWS.

BEGINNING AT AN IRON PIN IN THE NORTHERLY MARGIN OF WOODMONT BOULEVARD THE SOUTHWEST CORNER OF E.L.HAMPTON'S PROPERTY; THENCE WITH THE MARGIN OF SAID BOULEVARD NORTH 85° WEST 262 FEET TO THE SOUTHEAST CORNER OF THE PROPERTY CONVEYED TO VIRGINIA LEE ESTES BY DEED FROM L.H. FARRIS AND WIFE , OF RECORD IN BOOK 1025, PAGE 78, REGISTER'S OFFICE FOR SAID COUNTY; THENCE NORTH 5° WEST 416 FEET MORE OR LESS TO AN IRON PIN AND ESTES' EAST LINE; THENCE EASTWARDLY WITH SAID FARRIS AND MEIERS LINES 240 FEET 3 INCHES TO A STAKE IN THE WESTERLY LINE OF THE HAMPTON PROPERTY THENCE WITH SAME SOUTH 7° 30E EAST 434 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO CHARLIE C. FLANERY AND WIFE,GENEVA WHITE FLANERY BY DEED FROM KATHRYN BAUMAN PROCTOR AND HUSBAND , OF RECORD IN BOOK 1132, PAGE 616, SAID REGISTER S OFFICE.

THIS PROPERTY IS BEING CONVEYED SUBJECT TO RESTRICTIONS RECORDED IN BOOK 805, PAGE 335, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY,TENNESSEE.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said LUCILE A. LOVEMAN ----

HER., heirs and assigns, forever, and WE----- do covenant with the said LUCILE A.LOVEMAN----

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 HEREIN SET OUT, AND BY 1945 TAXES WHICH THE GRANTEE ALSO ASSUMES, AND AGREES TO PAY

And WE. CHARLIE C. FLANERY AND WIFE GENEVA WHITE FLANERY do further covenant and bind OURSELVES OUR heirs and representatives, to warrant and forever defend the title to said land to the said LUCILE A.LOVEMAN--- ----------

-----HER---- heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 21ST day of MAY 1945.

Witness:

CHARLIE C. FLANERY

GENEVA WHITE FLANERY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, [illegible] E EDWARDS, a Notary Public in and for said County and State, the within-named CHARLIE C. FLANERY AND WIFE GENEVA WHITE FLANERY

the bargainor S with whom I am personally acquainted and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23RD day of MAY, 1945.

Commission Expires JULY 9, 1947 LUCILE EDWARDS, Notary Public.

U. S. R. $23.65

Received MAY 23RD, 1945. AT [illegible] P.M.

NUMBER 26874 RECORDED MAY 25TH, 1945.

CORNELIUS B. CLEMETSON ET UX.---TO-- CARLOSS C.GRUBBS ET UX.

Book No. 1315

For and in consideration of the sum of FIVE ($5.00) DOLLARS, CASH IN HAND PAID AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, CORNELIUS B.CLEMETSON AND WIFE ELLA A. CLEMETSON, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID CARLOSS C. GRUBBS AND WIFE LEODA B.GRUBBS, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT;

LAND IN DAVIDSON COUNTY,TENNESSEE,BEING LOT NO.45 ON THE PLAN OF KENNER-MANOR LAND COMPANY'S SECOND SUBDIVISION OF THE KENNER TRACT, AS OF RECORD IN BOOK 421, PAGE 100 REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO.45 FRONTS 100 FEET ON THE SOUTHERLY SIDE OF WOODMONT CIRCLE,FORMERLY KENNER AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 340 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO CORNELIUS B.CLEMETSON AND WIFE ELLA A. CLEMETSON, BY DEED FROMKATHERINE ST. CHARLES HAHN OF RECORD IN BOOK 1236, PAGE 299, 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 CARLOSS C.GRUBBS AND WIFE LEODA B.GRUBBS,--

---- THEIR..., heirs and assigns, forever, and WE--- do covenant with the said CARLOSS C.GRUBBS AND WIFE LEODA B.GRUBBS,--

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 TAXES FOR THE 1945 WHICH WAVE BEEN PRO RATED AS OF DATE HEREOF,AND ARE HEREBY ASSUMED BY PURCHASER.

And WE, CORNELIUS B.CLEMETSON AND WIFE ELLA A. CLEMETSON-- do further covenant and bind OURSELVES OUR-- heirs and representatives, to warrant and forever defend the title to said land to the said CARLOSS C.GRUBBS AND WIFE LEODA B.GRUBBS, THEIR,-- -------heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hand S, this 30 day of APRIL 1945.

Witness:

CORNELIUS B.CLEMETSON

ELLA A. CLEMETSON

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, THOS.M.PRITCHETT, a Notary Public in and for said County and State, the within-named CORNELIUS B.CLEMETSON AND WIFE ELLA A. CLEMETSON

the bargainor S., with whom I am personally acquainted, and who acknowledged that THEY executed the instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30

Commission Expires JULY 9, 1946. (Seal.) THOS. M. PRITCHETT.

U. S. R. $13.20

Received MAY 24TH,1945. AT 2;10 P.M.