DAVIDSON COUNTY WARRANTY DEED

Book No. 1334

90282 MARSHALL & BRUCE NASHVILLE

TO HAVE AND TO HOLD SAID PROPERTY UNTO THE PARTY OF THE SECOND PART, HIS HEIRS SUCCESSORS, AND ASSIGNS, FOREVER.

IN WITNESS WHEREOF THE SAID NATHAN R. JACKSON AND WIFE SARAH G. JACK SON HAVE HERETO PLACED THEIR SIGNATURES ON THE DAY AND YEAR FIRST ABOVE WRITTEN I, A.J. PELLETTIERI, JOIN IN THIS DEED FOR THE PURPOSE OF WAIVING ANY AND ALL CLAIMS WRITTEN OR ORAL, WITH REFERENCE TO THIS PARTICULAR PROPERTY.

NATHAN R. JACKSON

NATHAN R. JACKSON

SARAH G. JACKSON

SARAH G.JACKSON

A.J. PELLETTIERI

STATE OF TENNESSEE.

COUNTY OF DAVIDSON

BEFORE ME THE UNDERSIGNED A NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID PERSONALLY APPEARED NATHAN R. JACKSON AND WIFE SARAH G.JACKSON, AND A.J. PELLETTIERI WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO UPON OATH ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

WITNESS MY HAND AND OFFICIAL SEAL AT NASHVILLE, TENNESSEE, THIS THE 29TH DAY OF OCTOBER 1945.

(SEAL)

A.M.TENISON

NOTARY PUBLIC

MY COMMISSION EXPIRES APRIL 5,1949

U.S.R.S.$ 4.20

RECEIVED OCTOBER 31ST,1945. AT 1;21 P.M.

* *

NUMBER 39060 RECORDED NOVEMBER 1ST, 1945.

HARPETH HILL CO.

DEED

T.L. HERBERT & SON

FOR AND IN CONSIDERATION OF THE SUM OF $6500.00 SIXTY FIVE HUNDRED AND NO/100 DOLLARS CASH IN HAND PAID BY T.L.HERBERT & SONS, A CORPORATION THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

THE HARPETH HILLS COMPANY, A TENNESSEE CORPORATION, HAS BARGAINED AND SOLD AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO THE SAID T.L.HERBERT & SONS, A CORPORATION, ITS SUCCESSORS, AND ASSIGNS, A CERTAIN TRACT OF PARCEL OF LAND IN NASHVILLE, DAVIDSON COUNTY,TENNESSEE, DESCRIBED AS FOLLOWS;

LAND IN DAVIDSON COUNTY,TENNESSEE BEING THE SOUTHERLY 55½ FEET FRONT OF LOT NO.30 AND THE NORTHERLY 37.75 FEET FRONT OF LOT NO.29 ON THE PLAN OF HUGH MCGAVOCK'S ADDITION, AS OF RECORD IN BOOK 21, PAGE 77, REGISTER'S OFFICE FOR SAID COUNTY,DESCRIBED ACCORDING TO A SURVEY MADE BY JOHN WILKES, CIVIL ENGINEER, NOVEMBER 24,1934, AS FOLLOWS;

BEGINNING ON THE EASTERLY MARGIN OF FIRST AVENUE NORTH AT A POINT

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50 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT NO.30; THENCE EASTWARDLY AND PARALLEL WITH THE NORTHERLY LINE OF SAID LOT NO.30 ,300 FEET TO LOW WATER MARK OF CUMBERLAND RIVER; THENCE WITH SAID LOW WATER MARK SOUTHWARDLY 159 FEET TO THE NORTHERLY LINE OF THE EASEMENT FOR BRIDGE PURPOSES VESTED IN DAVID SON COUNTY BY DECREE OF RECORD IN MINUTE BOOK 37, PAGE 168,FIRST CIRCUIT COURT OF SAID COUNTY,THENCE WITH SAID LINE WESTWARDLY 265 FEET TO THE EASTERLY MARGIN OF FIRST AVENUE NORTH; THENCE WITH SAID AVENUE NORTHWARDLY 93.25 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY VESTED IN HARPETH HILLS COMPANY BY DECREE OF THE CHANCERY COURT IN THE CAUSE OF HARPETH HILLS COMPANY VS ,WILSON WEST ADMINISTRATOR ET AL, OF RECORD IN MINUTE BOOK 50, PAGE 290.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND WITH THE APPURTENANCES,ESTATE,TITLE AND INTEREST THERETO BELONGING TO THE SAID T. L. HERBERT & SONS, ITS SUCCESSORS,AND ASSIGNS, FOREVER.

AND THE HARPETH HILLS COMPANY DOES COVENANT WITH T.L. HERBERT & SONS THAT IT IS LAWFULLY SEIZED AND POSSESSED OF SAID LAND IN FEE SIMPLE, HAS A GOOD RIGHT TO CONVEY IT AND THE SAME IS UNENCUMBERED EXCEPT BY EASEMENT OF THE L.&.N RAILROAD COMPANY OF RECORD IN BOOK 308 PAGE 315, R.O.D.C. TENNESSEE AND EASEMENT OF THE NASHVILLE TERMINAL COMPANY OF RECORD IN BOOK 315, PAGE 467,R.O.D.C. TENNESSEE, AND EASEMENT FOR EXTENSION OF JEFFERSON STREET BRIDGE GRANTED TO DAVIDSON COUNTY BY DECREE OF FIRST CIRCUIT COURT OF RECORD IN MINUTE BOOK 37, PAGE 168, IN THE CASE OF DAVIDSON COUNTY VS. CENTRAL LUMBER COMPANY . AND HARPETH HILLS COMPANY DOES FURTHER COVENANT AND BIND ITSELF ITS SUCCESSORS, AND ASSIGNS, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND TO T.L.HERBERT & SONS, ITS SUCCESSORS, AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER.

IN WITNESS WHEREOF THE HARPETH HILLS COMPANY HAS CAUSED ITS CORPORATE NAME TO BE SIGNED HERETO BY ITS PRESIDENT LUKE LEA AND SAME BEING ATTESTED BY MARY LOUISE LEA, ITS ASSISTANT - SECRETARY, AND TREASURER, THIS THE 22ND DAY OF OCTOBER 1945 (THIS COMPANY HAS NO CORPORATE SEAL)

HARPETH HILLS COMPANY

BY: LUKE LEA,

PRESIDENT

ATTEST: MARY LOUISE LEA,

ASST- SECRETARY & TREASURER,

STATE OF TENNESSEE.

DAVIDSON COUNTY

BEFORE ME JERALDINE FREED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED LUKE LEA AND MARY LOUISE LEA, WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO UPON THEIR SEVERAL OATHS ACKNOWLEDGED THEMSELVES TO BE THE PRESIDENT AND ASSISTANT SECRETARY AND TREASURER RESPECT IVELY OF THE HARPETH HILLS COMPANY , THE WITHIN NAMES BARGAINOR A CORPORATION AND THAT THEY AS SUCH PRESIDENT AND ASSISTANT SECRETARY AND TREASURER, BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED BY SIGNING THE NAME OF THE CORPORATION BY THE SAID LUKE LEA AS PRESIDENT AND ATTESTING THE SAME BY THE SAID MARY LOUISE LEA AS SUCH