NUMBER 43897 RECORDED DEC 21, 1945 ERNESTINE DORTCH CRIDDLE, ET AL TO G.D. BROOKS, ET UX

Book No. 1340

For and in consideration of the sum of ($2200.00) TWO THOUSAND TWO HUNDRED AND NO/100 DOLLARS CASH IN HAND PAID BY G.D. BROOKS AND WIFE, JULIA CLEMENTS BROOKS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WE, ERNESTINE DORTCH CRIDDLE AND HUSBAND, EDWARD S. CRIDDLE, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID G.D. BROOKS AND WIFE, JULIA CLEMENTS BROOKS, AS TENANTS BY THE ENTIRETIES, 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 AND THE EASTERLY 20 FEET OF LOT NO.2 ON THE MAP OF JOHNSON BRANSFORD'S RE-SUBDIVISION OF LOTS NOS.1,2,3 AND 44 IN BELLE MEADE, AS OF RECORD IN BOOK 547 PAGE 168 REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO.1 FRONTS 100 FEET ON THE SOUTHERLY SIDE OF CLARENDON AVENUE AND EXTENDS BACK 174 FEET ON THE EASTERLY LINE AND 178.3 FEET ON THE WESTERLY LINE TO A DEAD LINE, MEASURING 101 FEET THEREON.

SAID EASTERLY 20 FEET OF LOT NO.2 FRONTS 20 FEET ON THE SOUTHERLY SIDE OF CLARENDON AVENUE AND EXTENDS BACK 128 FEET 3 INCHES ON THE EASTERLY LINE AND 129 FEET 9 INCHES ON THE WESTERLY LINE TO A DEAD LINE, MEASURING 20 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO ERNESTINE DORTCH CRIDDLE BY DEED FROM JOHNSON BRANSFORD AND WIFE, OF RECORD IN BOOK 319 PAGE 562, AND BY DEED FROM AMANDA MCCUTCHEN COKE, OF RECORD IN BOOK 1166 PAGE 530 SAID REGISTER'S OFFICE.

THIS CONVEYANCE IS SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN DEED AS OF RECORD IN BOOK 319 PAGE 562 AND ALSO RESTRICTIVE COVENANTS OF RECORD IN BOOK 1038 PAGE 369 REGISTER'S OFFICE FOR 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 G.D. BROOKS AN WIFE, JULIA CLEMENTS BROOKS, AS TENANTS BY THE ENTIRETIES THEIR, heirs and assigns, forever, and WE do covenant with the said G.D. BROOKS AND WIFE, JULIA CLEMENTS BROOKS that WE ARE lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

And WE, ERNESTINE DORTCH CRIDDLE AND HUSBAND, EDWARD S. CRIDDLE do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said G.D. BROOKS AND WIFE, JULIA CLEMENTS BROOKS, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 15TH day of DECEMBER, 1945.

ERNESTINE DORTCH CRIDDLE

EDWARD S. CRIDDLE

STATE OF TENNESSEE, ~~DAVIDSON~~ MAURY COUNTY.

Personally appeared before me, ANNIE MAI CORCORAN a Notary Public in and for said County and State, the within-named ERNESTINE DORTCH CRIDDLE AND HUSBAND, EDWARD S. CRIDDLE the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

And X wife of the said X, having appeared before me privately and apart from 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. COLUMBIA

Witness my hand and official seal at ~~Nashville~~, Tennessee, this -- day of DECEMBER 20, 1945.

Commission Expires 17 day of JAN, 1948 (Seal) ANNIE MAI CORCORAN Notary Public.

U.S.R.S.-2.75

REC'D DEC 21, 1945 AT 3:30 P.M.

CM

NUMBER 43841 RECORDED DECEMBER 22, 1945

JAMES W. HOFSTETTER TO LOUIS BRODSKY, ET UX.

Book No. 1340

For and in consideration of the sum of TEN ($10.00) DOLLARS AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

I, JAMES W. HOFSTETTER, AN~~D~~-MARRIED MAN, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LOUIS BROKSKY AND WIFE, ETHEL BRODSKY, THEIR HEIRS AND ASSIGNS A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT;

FIRST PARCEL, BEING LOT NO. 19-A ON THE REVISED MAP OF WEST END PARK, AS OF RECORD IN BOOK 421, PAGES 82 AND 83, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 19-A FRONTS 100 FEET ON THE EASTERLY SIDE OF LONG BOULEVARD AND RUNS BACK 160 FEET ON THE NORTHERLY LINE AND 130 FEET ON THE SOUTHERLY LINE TO BELLWOOD AVENUE, MEASURING 90 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO JAMES WILLIAM HOFSTETTER (THE GRANTOR HEREIN) BY DEED FROM WILLIAM A. ROACHE, OF RECORD IN BOOK 1290, PAGE 150, SAID REGISTER'S OFFICE.

SECOND PARCEL. BEING THE SOUTHWESTERLY HALF OF LOT NO. 20 ON THE REVISED MAP OF WEST END PARK, AS OF RECORD IN BOOK NO. 421, PAGES 82 AND 83, REGISTER'S OFFICE FOR SAID COUNTY.

SAID SOUTHWESTERLY HALF OF LOT NO. 20 FRONTS 50 FEET ON THE SOUTHEASTERLY SIDE OF LONG BOULEVARD, AND RUNS BACK BETWEEN PARALLEL LINES 160 FEET, MORE OR LESS, TO THE NORTHWESTERLY LINE OF BELLWOOD AVENUE.

BEING PART OF THE SAME PROPERTY CONVEYED TO JAMES WILLIAM HOFSTETTER (THE GRANYOR HEREIN) BY DEED FROM THE NASHVILLE TRUST COMPANY, TRUSTEE, OF RECORD IN BOOK 1044, PAGE 561, 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 LOUIS BRODSKY AND WIFE, ETHEL BRODSKY, THEIR, heirs and assigns, forever, and I do covenant with the said LOUIS BRODSKY AND WIFE, ETHEL BRODSKY 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 A CERTAIN LEASE, ZONING LAW, BUILDING RESTRICTIONS, AND 1945 STATE AND COUNTY TAXES WHICH HAVE BEEN PRO-RATED AND ARE ASSUMED BY THE VENDEES.

And I, JAMES W. HOFSTETTER, do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said LOUIS BRODSKY AND WIFE, ETHEL BRODSKY, THEIR, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 20TH day of DECEMBER, 1945.

JAMES W. HOFSTETTER.

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, E. LYNCH a Notary Public in and for said County and State, the within-named JAMES W. HOFSTETTER, 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, 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, X voluntarily, and understandingly, without compulsion or constraint from said husband and for the purposes therein expressed. DAVIDSON, COUNTY

Witness my hand and official seal at Nashville, Tennessee, this 20TH day of DECEMBER, 1945.

Commission Expires 14 day of OCT., 1946. (Seal) E. LYNCH Notary Public.

USRS $9.90

REC'D. DECEMBER 21, 1945 AT 10;10 A.M.

N.