NUMBER 38317 — RECORDED OCTOBER 24, 1945

ED MRZENA -TO- JOHN MRZENA ET UX

BROS. MARSHALL & BRUCE CO. NASHVILLE

Book No. 1345

For and in consideration of the sum of ($250.00) TWO HUNDRES FIFTY AND NO/100 DOLLARS PAID IN CASH BY JOHN M. MRZENA AND WIFE LILLIAN MRZENA, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, ED MRZENA, AN UNMARRIED MAN, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID JOHN M. MRZENA AND WIFE LILLIAN MRZENA, 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 THE SOUTHERLY 150 FEET OF THE WESTERLY ONE HALF OF LOT NO. 8 ON THE REALTY SAVINGS BANK AND 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, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF ELKINS AVENUE AND 52ND. AVENUE NORTH, FORMERLY 11TH. STREET, THENCE WITH THE NORTHERLY MARGIN OF ELKINS AVENUE, EASTWARDLY 50 FEET TO A POINT IN THE MARGIN OF SAID ELKINS AVENUE; THENCE NORTHWARDLY, AND PARALLEL WITH THE EASTERLY MARGIN OF 52ND. AVENUE, 150 FEET TO AN ALLEY; THENCE WITH SAID ALLEY WESTWARDLY 50 FEET TO THE EASTERLY MARGIN OF 52ND. AVENUE; THENCE WITH SAID AVENUE SOUTHWARDLY 150 FEET TO THE BEGINNING.

BEING PART OF THE SAME PROPERTY CONVEYED TO ED MRZENA BY DEED FROM THE NASHVILLE TRUST COMPANY, TRUSTEE, AS OF RECORD IN BOOK 1169, PAGE 193, 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 JOHN M. MRZENA AND WIFE, LILLIAN MRZENA, THEIR, heirs and assigns, forever, and I do covenant with the said JOHN M. MRZENA AND WIFE, LILLIAN MRZENA 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, ED MRZENA do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said JOHN M. MRZENA AND WIFE LILLIAN MRZENA, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 24TH day of SEPTEMBER 1945.

ED MRZENA

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, F. E. BOWERS, a Notary Public in and for said County and State, the within-named ED MRZENA, 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 ~~him~~ X husband, the said X acknowledged the execution of the said instrument to have been done by X 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 24TH day of SEPTEMBER, 1945.

Commission Expires 12 day of JAN., 1948 (Seal) F. E. BOWERS
Notary Public.

RECEIVED OCTOBER 23, 1945 AT 3:43 P.M. - USRS $.55 - DG

NUMBER 38158 — RECORDED OCTOBER 24, 1945

A. B. MACKEY ET UX -TO- AMY L. PERSON

BROS. MARSHALL & BRUCE CO. NASHVILLE

Book No. 1345

For and in consideration of the sum of FIVE HUNDRED ($500.00) AND NO/100 DOLLARS CASH IN HAND PAID BY AMY L. PERSON, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED. WE, A.B. MACKEY AND WIFE, LYLA MACKEY HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID AMY L. PERSON HEIRS AND ASSIGNS A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN THE 6TH, FORMERLY THE 9TH, CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING THE SOUTHERLY PART OF LOTS NOS. 8 AND 9 AND PART OF THE 50-FOOT STREET BETWEEN LOTS NOS. 8 AND 9 AND LOTS NOS. 24 AND 25 ON THE PLAN OF KIRKMAN'S ADDITION TO SOUTH NASHVILLE, AS OF RECORD IN BOOK 21, PAGE 52, REGISTER'S OFFICE FOR SAID COUNTY. DESCRIBED AS FOLLOWS:

BEGINNING ON THE WESTERLY MARGIN OF LESTER AVENUE AT A POINT 50 FEET NORTH OF THE NORTHEAST CORNER OF THE PROPERTY CONVEYED TO D. A. YARBROUGH AND WIFE BY DEED FROM A. B. MACKEY AND WIFE, OF RECORD IN BOOK 1247, PAGE 197, SAID REGISTER'S OFFICE; THENCE WITH SAID AVENUE, NORTHWARDLY 50 FEET; THENCE WESTWARDLY AND PARALLEL WITH SAID YARBROUGH'S NORTHERLY LINE 180 FEET; THENCE SOUTHWARDLY AND PARALLEL WITH THE WESTERLY MARGIN OF LESTER AVENUE 50 FEET TO A POINT 50 FEET NORTH OF THE NORTHWEST CORNER OF SAID YARBROUGH PROPERTY; THENCE EASTWARDLY 180 FEET TO THE BEGINNING.

BEING PART OF THE PROPERTY CONVEYED TO A. B. MACKEY BY DEED FROM NASHVILLE TRUST COMPANY, TRUSTEE, OF RECORD IN BOOK 1179, PAGE 242, SAID REGISTER'S OFFICE.

THE GRANTEE AGREES TO THE FOLLOWING RESTRICTIONS:

THE MAJOR BUILDING TO BE CONSTRUCTED ON THE ABOVE DESCRIBED PROPERTY SHALL HAVE AT LEAST FIVE ROOMS; THE MAIN FLOOR WILL BE SEVENTY-FIVE FEET FROM THE CENTER OF LESTER AVENUE; AND THE EXTERIOR WALLS TO BE OF STONE OR BRICK.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said AMY L. PERSON, ~~HER~~, heirs and assigns, forever, and WE do covenant with the said AMY L. PERSON 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 do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said AMY L. PERSON, HER, heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hands, this 8TH day of OCTOBER 1945.

A. B. MACKEY

LYLA MACKEY

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, EVELYN M. RAMSEY, a Notary Public in and for said County and State, the within-named A. B. MACKEY AND WIFE, LYLA MACKEY, the bargainors, 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 ~~him~~ X husband, the said X acknowledged the execution of the said instrument to have been done by X 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 OCTOBER, 1945.

Commission Expires 10 day of APRIL, 1949 (Seal) EVELYN M. RAMSEY
Notary Public.

RECEIVED OCTOBER 23, 1945 AT 8:21 A.M. - DG