NUMBER 38923 RECORDED OCT. 31, 1945.
GOLDMAN B. WALROND, ET UX., TO WILLIAM C.RION, ET UX.

BROWN-MARSHALL & RHODES CO. NASHVILLE

Book No. 1345

For and in consideration of the sum of ($2,000.00) ...TWO THOUSAND .....DOLLARS CASH IN HAND TO US PAID BY WILLIAM C.RION AND WIFE, ANNE H. RION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WE, GOLDMAN B.WALROND AND WIFE, VIRGINIA W.WALROND, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID WILLIAM C.RION AND WIFE,ANNE H.RION,THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOTS NOS. 5 AND 6 ON THE PLAN OF THE SUBDIVISION OF PART OF LILY BELL FARM, NEAR GOODLETTSVILLE, NOT OF RECORD, DESCRIBED ACCORDING TO A SURVEY MADE BY S.M.MCMURRAY ENGINEERING CO., JULY 1, 1940, AS FOLLOWS:

LOT NO.5: BEGINNING ON THE WESTERLY MARGIN OF THE DICKERSON PIKE AT A POINT 200 FEET SOUTH OF THE SOUTHEAST CORNER OF THE PROPERTY CONVEYED TO BEN B.CUNNINGHAM AND WIFE, BY DEED FROM LILY C.BELL, OF RECORD IN BOOK 1058, PAGE 511, REGISTERS OFFICE FOR SAID COUNTY, SAID POINT BEING THE CORNER OF LOTS NOS. 4 AND 5; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, NORTH 77 DEGREES 40' WEST 890.3 FEET, MORE OR LESS, TO A STAKE; THENCE SOUTH 18 DEGREES 55' WEST 100 FEET, TO A STAKE AT THE CORNER OF LOTS NOS. 5 AND 6; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, SOUTH 77 DEGREES 40' EAST 889.3 FEET, MORE OR LESS, TO A STAKE IN THE WESTERLY MARGIN OF THE DICKERSON PIKE; THENCE WITH SAID PIKE NORTHWARDLY 100 FEET TO THE BEGINNING, CONTAINING 2 ACRES, MORE OR LESS.

LOT NO.6; BEGINNING ON THE WESTERLY MARGIN OF THE DICKERSON PIKE, AT A POINT 300 FEET SOUTH OF THE SOUTHEAST CORNER OF THE PROPERTY CONVEYED TO BEN B.CUNNINGHAM AND WIFE, BY DEED FROM LILY C.BELL, OF RECORD IN BOOK 1058, PAGE 511, REGISTERS OFFICE FOR SAID COUNTY, SAID POINT BEING THE CORNER OF LOTS NO. 5 AND 6; THENCE WITH THE LINE BETWEEN SAID TWO LOTS NORTH 77 DEGREES 40' WEST 889.3 FEET, MORE OR LESS, TO A STAKE; THENCE SOUTH 18 DEGREES 55' WEST 100 FEET TO STAKE AT THE CORNER OF LOTS NOS. 6 AND 7; THENCE WITH THE LINE BETWEEN SAID TWO LOTS SOUTH 77 DEGREES 40' WEST 888.3 FEET, MORE OR LESS, TO A STAKE IN THE WESTERLY MARGIN OF THE DICKERSON PIKE; THENCE WITH SAID PIKE NORTHWARDLY 100 FEET TO THE BEGINNING, CONTAINING 2 ACRES, MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO GOLDMAN B. WALROND AND WIFE, VIRGINIA W. WALROND BY DEED DATED MARCH 13TH, 1943 FROM J. E. POLK AND WIFE, BONNIE F.POLK AS OF RECORD IN BOOK NO.1261, PAGE 217, SAID REGISER'S OFFICE.

THIS DEED IS EXECUTED WITH THE FOLLOWING CONDITIONS AND SUBJECT TO THE FOLLOWING RESTRICTIONS, WITHOUT WHICH THE SAME WOULD NOT BE EXECUTED:

1. SAID PROPERTY SHALL BE USED FOR RESIDENCE PURPOSES ONLY.

2. NO RESIDENCE SHALL BE CONSTRUCTED ON SAID PROPERTY AT LESS DISTANCE THAN 50 FEET FROM THE FRONT MARGIN OF THE LOT, BEING THE WESTERLY MARGIN OF THE DICKERSON ROAD, AND NO RESIDENCE SHALL BE ERECTED THEREON TO COST LESS THAN $2,500.00

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said WILLIAM C.RION AND WIFE, ANNE H.RION, THEIR, heirs and assigns, forever, and WE do covenant with the said WILLIAM C.RION AND WIFE, ANNE H.RION 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 WILLIAM C. RIONAND WIFE, ANNE H.RION THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 27TH day of OCTOBER, 1945

GOLDMAN B.WALROND

VIRGINIA W.WALROND

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, M.A.DRAPER, a Notary Public in and for said County and State, the within-named GOLDMAN B.WALROND AND WIFE, VIRGINIA W.WALROND 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 husband, the said X acknowledged the execution of the said instrument to have been done by freely, voluntarily, and understandingly, X without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at GOODLETTSVILLE, Tennessee, this 27TH day of OCTOBER, 1945.

Commission Expires ~~day of~~ 7/9/49 ~~19~~ (Seal) M.A.DRAPER, Notary Public.

U.S.R.S. $2.20.

RECD OCT. 30, 1945 AT 10:24 A.M.

NUMBER 38962 RECORDED OCT. 31, 1945.
ARNIE MACK SWIFT ET UX., TO ISAAC E.LEE ET UX.

BROWN-MARSHALL & RHODES CO. NASHVILLE

Book No. 1345

For and in consideration of the sum of ONE-HUNDRED & FIFTY ($150.00) DOLLARS CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL OF WHICH IS HEREBY ACKNOWLEDGED,

WE, ARNIE MACK SWIFT AND WIFE, GERTRUDE F.SWIFT HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID ISAAC E.LEE AND WIFE, MAUDE S. LEE THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN ~~DAVIDSON COUNTY,~~ STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING THE NORTH 50 FT. (HALF) OF LOT NO.106, OF AN UNRECORDED PLAN, IN BLOCK ONE OF A RECORDED PLAN IN BOOK 1130, PAGE 37, R.O.D.C., TENNESSEE, KNOWN AS THE ANDERSON ESTATES. SAID PART OF LOT NO.106 IS ON MCARTHUR AVENUE AND IS THE SAME PROPERTY CONVEYED TO ARNIE MACK SWIFT BY JOHN W.ANDERSON AND WIFE, CLARA W. ANDERSON, BY DEED OF RECORD IN BOOK 1272, PAGE 427.

THIS PROPERTY IS SOLD AND CONVEYED SUBJECT TO THE CONDITIONS AND RESTRICTIONS CONTAINED IN DEED CONVEYING SAME TO JOHN W.ANDERSON BY THE ANDERSON LAND & IMPROVEMENT CO., AS OF RECORD IN BOOK 1181, PAGE 342, R.O.D.C.,TENN.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said ISAAC E. LEE AND WIFE, MAUDE S.LEE THEIR, heirs and assigns, forever, and WE do covenant with the said ISAAC E. LEE AND WIFE, MAUDE S.LEE 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, ARNIE MACK SWIFT AND WIFE, GERTRUDE F.SWIFT do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said ISAAC E. LEE AND WIFE, MAUDE S.LEE, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand ON, this 26 day of OCTOBER, 1945

ARNIE MAC SWIFT

GERTRUDE F. SWIFT

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, LORENE OUTLAW a Notary Public in and for said County and State, the within-named ARNIE MACK SWIFT AND WIFE, GERTRUDE F. SWIFT the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

And XX wife of the said, 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, X without compulsion or constraint from said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 26 day of OCTOBER, 1945.

Commission Expires ~~day of~~ 7-7-49 ~~19~~ (Seal) LORENE OUTLAW, Notary Public.

U.S.R.S. $0.55

RECD OCTOBER 30, 1945 AT 1:41 P M