Book No. 1371

For and in consideration of the sum of ($2200.00) TWO THOUSAND TWO HUNDRED AND NO/100 DOLLARS, CASH IN HAND PAID BY BUDDY B. ANDERSON AND WIFE, LIVIE T. ANDERSON, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WE, MRS. ALTA WALDEN RIDENER AND HUSBAND, R.M. RIDENER, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID BUDDY B. ANDERSON AND WIFE LIVIE T. ANDERSON, 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. 309 ON THE MAP OF GRANDVIEW HEIGHTS, OF RECORD IN BOOK 161, PAGES 14, AND 15, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 309 FRONTS 50 FEET ON THE WESTERLY SIDE OF KLINE AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY. BEING THE SAME PROPERTY CONVEYED TO MRS. ALTA WALDEN, NOW RIDENER, BY DEED FROM THOMAS G. HILL, COUNTY COURT CLERK OF RECORD IN BOOK 615, PAGE 616, 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 BUDDY B. ANDERSON AND WIFE, LIVIE T. ANDERSON, THEIR, heirs and assigns, forever, and WE do covenant with the said BUDDY B. ANDERSON AND WIFE, LIVIE T. ANDERSON, 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, EXCEPT TAXES FOR 1946 WHICH ARE PRORATED AND ASSUMED BY THE GRANTEES HEREIN.

And WE, MRS. ALTA WALDEN RIDENER AND HUSBAND, R.M. RIDENER, do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said BUDDY B. ANDERSON AND WIFE, LIVIE T. ANDERSON, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 13TH day of FEBRUARY 1946.

MRS. ALTA WALDEN RIDENER,
R.M. RIDENER

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, JOE W. RIVES, a Notary Public in and for said County and State, the within-named MRS. ALTA WALDEN RIDENER AND HUSBAND, R.M. RIDENER, 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.

Witness my hand and official seal at Nashville, Tennessee, this 14 day of FEBRUARY, 1946.

Commission Expires 7 day of JULY, 1947 (Seal) JOE W. RIVES, Notary Public.

U.S.R.S. $2.75
REC'D. FEB. 19, 1946 AT 2:21 P.M.
N. B.

Book No. 1371

For and in consideration of the sum of THREE THOUSAND FIVE HUNDRED ($3,500.00) AND NO/100 DOLLARS CASH IN HAND PAID BY JESSE B. JOHNSON AND WIFE, MAMIE M. JOHNSON, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

WE, H. B. BLUNKALL AND A. S. JOHNSON HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID JESSE B. JOHNSON AND WIFE, MAMIE M. JOHNSON, 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 BLOCK "A" ON THE MAP OF PATTERSON'S SUBDIVISION OF MAPLE HILL, AS OF RECORD IN BOOK 332, PAGE 75, REGISTER'S OFFICE FOR SAID COUNTY, BEING LOT NO. 13, AND THE EASTERLY PART OF LOT NO. 14 ON THE UNRECORDED PLAN OF BURRELL JACKSON'S RE-SUBDIVISION OF PART OF SAID BLOCK "A", DESCRIBED ACCORDING TO SURVEY MADE BY Z. J. WILKINSON, SURVEYOR, JULY 19, 1941, AS FOOLOWS:

BEGINNING ON THE SOUTHERLY MARGIN OF MCIVER STREET AT A POINT 160 FEET WEST OF THE WESTERLY MARGIN OF NOLENSVILLE ROAD; THENCE WITH SAID STREET SOUTHWESTWARDLY 12 FEET AND WESTWARDLY 77 FEET, IN ALL 89 FEET TO A STAKE AT POST; THENCE SOUTHWARDLY 200.5 FEET TO A STAKE ON THE NORTHERLY LINE OF LOT NO. 10 AT A POINT 12 FEET WEST OF THE COMMON CORNER OF LOTS NOS. 9, 10, 13 AND 14; THENCE WITH THE NORTHERLY LINE OF LOTS NOS. 10, 9, 8 AND 7 EASTWARDLY 128.5 FEET TO THE WESTERLY LINE OF LOT NO. 5; THENCE WITH THE WESTERLY LINE OF LOTS NOS. 5, 4, 3, 2 AND 1, NORTHWARDLY 230 FEET TO THE BEGINNING.

BEING PART OF THE PROPERTY CONVEYED TO H. B. BLUNKALL AND A. S. JOHNSON BY DEED FROM OTHIE E. SCURLOCK AND WIFE, OF RECORD IN BOOK 1349, PAGE 19, SAID REGISTER'S OFFICE. THIS CONVEYANCE IS MADE SUBJECT TO RESTRCITIVE COVENANTS CONTAINED IN AN INSTRUMENT OF RECORD IN BOOK 1163, PAGE 414, 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 JESSE B. JOHNSON AND WIFE MAMIE M. JOHNSON, THEIR, heirs and assigns, forever, and WE do covenant with the said JESSE B. JOHNSON AND WIFE, MAMIE M. JOHNSON 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 JESSE B. JOHNSON AND WIFE, MAMIE M. JOHNSON THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 11TH day of FEBRUARY 1946

H. B. BLUNKALL
A. S. JOHNSON

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, ROBT F. MAURY a Notary Public in and for said County and State, the within-named H. B. BLUNKALL AND A. S. JOHNSON 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 X 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.

Witness my hand and official seal at Nashville, Tennessee, this 12 day of FEBRUARY, 1946

Commission Expires 12 day of JULY, 1947 (Seal) ROBT F. MAURY, Notary Public.

U.S.R.S. $3.85
RECEIVED FEB. 19, 1946 AT 12:12 P.M.