Book No. 1371

For and in consideration of the sum of FIFTEEN HUNDRED AND NO/100 DOLLARS CASH IN HAND PAID RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, CARL DUNCAN AND WIFE WADE DUNCAN HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID BOSSIE WADE AND WIFE BESSIE, THEIR HEIRS AND ASSIGNS A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 20 ON THE MAP OF J. W. TURNER'S SUBDIVISION OF LOT NO. 21 OF THE BOYD MCNAIRY TRACT, AS OF RECORD IN BOOK 57, PAGE 129, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 20 FRONTS 50 FEET ON THE WESTERLY SIDE OF 20TH AVENUE NORTH, FORMERLY LENA AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES 184 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO CARL DUNCAN AND WIFE, WADE DUNCAN, BY DEED FROM PHIL COHEN AND WIFE, OF RECORD IN BOOK 1314, PAGE 175, 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 BOSSIE WADE AND WIFE BESSIE WADE, THEIR heirs and assigns, forever, and WE do covenant with the said BOSSIE WADE AND WIFE, BESSIE WADE 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 THE PURCHASERS ASSUME.

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 BOSSIE WADE AND WIFE BESSIE WADE, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 14TH day of MARCH 1946

CARL DUNCAN

WADE DUNCAN

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, Z. ALEXANDER LOOBY a Notary Public in and for said County and State, the within-named CARL DUNCAN AND WIFE WADE DUNCAN the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

And XXX 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 14TH day of MARCH, 1946

Commission Expires 5 day of JANUARY, 1948 (Seal) Z. ALEXANDER LOOBY Notary Public.

RECEIVED MARCH 12, 1946 AT 11:05 A.M. - USRS $1.65 - DG

Book No. 1371

For and in consideration of the sum of ONE (1).00 DOLLARS CASH IN HAND PAID BY FORD E. UTEY RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND FOR FURTHER CONSIDERATION OF THE LOVE AND AFFECTION THAT I HAVE FOR THE SAID FORD E. UTEY. I, L. E. GREEN, AN UNMARRIED MAN HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID FORD E. UTEY, HIS HEIRS AND ASSIGNS A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING THE SOUTHERLY ONE-HALF OF LOT NO. 379 ON THE PLAT OF MCGAVOCK, WESTOVE AND OTHERS' SECOND ADDITION TO NASHVILLE, CALLED THE "ADDITION TO THE TOWN OF MCGAVOCK", AS OF RECORD IN BOOK NO. 21, PAGE 41, R.O.D.C., TENNESSEE. SAID PART OF LOT 379 FRONTS 50 FEET ON THE EASTERLY SIDE OF 17TH AVENUE NORTH, FORMERLY JAMES STREET, AND RUNS BACK BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY, AND BEING THE SAME PROPERTY DESCRIBED IN DEED FROM JOHN W. FULGHUM TO ANN C. KIRK, OF RECORD IN BOOK 691, PAGE 494, R.O.D.C., TENN. AND THE SAME PROPERTY CONVEYED TO ROBERT LUSK BY DEED FROM L. H. CAMPBELL, TRUSTEE, OF RECORD IN BOOK 1038, PAGE 210, R.O.D.C., TENNESSEE, AND BEING THE SAME PROPERTY CONVEYED TO L. E. GREEN BY DEED FROM ROBERT LUSK AND WIFE SINNIE SRIGGS LUSK AS OF RECORD IN BOOK 1040, PAGE 12, OF THE REGISTER'S OFFICE OF 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 FORD E. UTEY, HIS heirs and assigns, forever, and I do covenant with the said FORD E. UTEY 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 do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said land to the said FORD E. UTEY, HIS heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this -- day of SEPTEMBER 1942

L. E. GREEN

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, E. E. PRICE, JR. a Notary Public in and for said County and State, the within-named L. E. GREEN 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 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 9TH day of OCT. , 1942

Commission Expires 6 day of OCT. , 1945 (Seal) E. E. PRICE, JR. Notary Public.

RECEIVED MARCH 12, 1946 AT 2:05 P.M. - USRS $1.65 - DG