NUMBER 70242 RECORDED SEPT. 5, 1946

HOMER E. CALLIS, ET UX----TO----FERENE A. SCOBBO, ET UX.

Book No. 1385

For and in consideration of the sum of FOUR THOUSAND FIVE HUNDRED AND NO/100----($4,500.00) DOLLARS, OF WHICH ONE THOUSAND ONE HUNDRED NINETY SEVEN AND 85/100-($1,197.85) DOLLARS, HAS BEEN PAID IN CASH BY FERENE A. SCOBBO AND WIFE, ERMA D. SCOBBO, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND FOR THE REMAINDER THE SAID FERENE A. SCOBBO AND WIFE, ERMA D. SCOBBO HAVE ASSUMED AND AGREE TO PAY AN INDEBTEDNESS IN THE SUM OF THREE THOUSAND THREE HUNDRED TWO AND 15/100-($3,302.15) DOLLARS OWING TO FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE. SAID INDEBTEDNESS BEING THE BALANCE OWING ON A MORTGAGE NOTE ORIGINALLY IN THE SUM OF $3,580.00, WHICH SAID NOTE IS SECURED BY A DEED OF TRUST RECORDED IN BOOK 1184, PAGE 137, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, WE, HOMER E. CALLIS AND WIFE, RUBY PARADISE CALLIS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID FERENE A. SCOBBO AND WIFE, ERMA D. SCOBBO, 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.132 IN SHARPE AND HORN'S SECOND ADDITION TO NORTHEAST NASHVILLE, OF RECORD IN BOOK 161, PAGE 53, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO.132 FRONTS 50 FEET ON THE WEST SIDE OF NORTH SECOND STREET AND RUNS BACK BETWEEN PARALLEL LINES 145 FEET TO AN ALLEY IN THE REAR.

BEING THE SAME PROPERTY CONVEYED TO HOMER E. CALLIS AND WIFE, RUBY PARADISE CALLIS, BY DEED FROM ROSCOE RUFUS CALLIS, UNMARRIED, OF RECORD IN BOOK 1320, PAGE 653, SAID REGISTER'S OFFICE.

THE GRANTORS HEREIN IN ADDITION TO CONVEYING SAID PROPERTY DO HEREBY TRANSFER THE ESCROW ACCOUNT FOR THE PAYMENT OF TAXES AND INSURANCE PREMIUMS TO THE GRANTEES HEREIN SAID ESCROW ACCOUNT BEING IN THE HANDS OF FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE IN CONNECTION WITH THE WITHIN MENTIONED DEED OF TRUST.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said FERENE A. SCOBBO AND WIFE, ERMA D. SCOBBO THEIR, heirs and assigns, forever, and WE do covenant with the said FERENE A. SCOBBO AND WIFE, ERMA D. SCOBBO 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 AS HEREINBEFORE STATED AND TAXES FOR 1946 WHICH HAVE BEEN PRO-RATED AND ASSUMED BY THE GRANTEE.

And WE, HOMER E. CALLIS AND WIFE, RUBY PARADISE CALLIS do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said land to the said FERENE A. SCOBBO AND WIFE, ERMA D. SCOBBO, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S, this 5TH day of SEPTEMBER, 1946

HOMER E. CALLIS

RUBY PARADISE CALLIS

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 HOMER E. CALLIS AND WIFE, RUBY PARADISE CALLIS the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5TH day of SEPTEMBER, 1946

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

U. S. R. S. $ 1.65

Received SEPT. 5, 1946 AT 2:26 P.M. AC.

F.C.

NUMBER 70276 RECORDED SEPT. 6, 1946

JAMES F EUBANKS ET UX TO A ROY GREENE ET UX

Book No. 1385

For and in consideration of the sum of ($18,250.00) EIGHTEEN THOUSAND, TWO HUNDRED FIFTY & NO/100 Dollars cash in hand paid by A. Roy Greene and wife, Jessie Lee Greene, the receipt of which is hereby acknowledged; We, JAMES F EUBANKS and wife, HARRIETT LEVERT EUBANKS, have bargained and sold, and by these presents do transfer and convey unto the said A. ROY GREENE and wife, JESSIE LEE GREENE, 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. 91 of Block 3, on the Map of Overton Hills, of record in Book 843, page 66, Register's Office for said County. Said lot No. 91 fronts 100 feet on the easterly side of Kirkland Avenue and runs back between parallel lines 200 feet to a dead line, and is the same lot as lot No. 91 on the Map of Hollywood Plan, of record in Book 547, pages 85 and 86, said Register's Office.

Being the same property conveyed to James F. Eubanks and wife, Harriett Levert Eubanks, by deed from William Madison Watkins, Jr., and wife, of record in Book 1290, page 309, said Register's Office.

The hereinabove described property is conveyed to the said A. Roy Greene and wife, Jessie Lee Greene, their heirs and assigns, subject to restrictive covenants of record in Book 1049, page 301, said Register's Office, to which reference is hereby given for a complete description of said restrictions.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said A. Roy Greene and wife, Jessie Lee Greene, -- heirs and assigns, forever, and we do covenant with the said A. Roy Greene and wife, Jessie Lee Greene, 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 by 1946 taxes, which are pro rated as of even date herewith, and assumed for payment when due and payable by the Grantees herein.

And we, James F. Eubanks and wife, Harriett Levert Eubanks do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said A. Roy Greene and wife, Jessie Lee Greene, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness our hands, this 31st day of August, 1946

James F. Eubanks

Harriett Levert Eubanks

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, J. M. Vaughn, a Notary Public in and for said County and State, the within-named James F. Eubanks and wife, Harriett Levert Eubanks, the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of August, 1946

Commission Expires 7 day of April, 1949 (Seal) J M Vaughn Notary Public.

U. S. R. S. $ 20.35

Received Sept. 6, 1946 at 9:25 A.M. MS

F.C.