Number 72966 — Recorded October 2, 1946

John W. Ring, et ux -To- Robert E. Walsh, et ux

Book No. 1417

For and in consideration of the sum of Four Thousand Seven Hundred Fifty and no/100 ($4,750.00) Dollars $2,354.31 cash in hand paid by Robert E. Walsh and wife, Delphia Irene Walsh, the receipt of which is hereby acknowledged, and for the further consideration of the assumption by the said Robert E. Walsh and wife, Delphia Irene Walsh, of an indebtedness in the sum of $2,395.69 due the Fidelity Federal Savings and Loan Association, which indebtedness originally amounted to $2,700.00 and is fully described in a deed of trust executed by John W. Ring and wife to Louis Leftwich, Jr., Trustee, of record in Book 1294, page 312, Register's Office for Davidson County, Tennessee, we, John W. Ring and wife, Mildred P. Ring have bargained and sold and by these presents do transfer and convey unto the said Robert E. Walsh and wife, Delphia Irene Walsh, 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. 704, in Block 33, Charlotte Park Company's First Addition, of record in Book 57, page 103, Register's Office for said County. Said Lot No. 704 fronts 50 feet on the southerly side of Dakota Avenue, formerly Fourth Avenue, and runs back between parallel lines southwardly 150 feet to an alley.

Being the same property conveyed to John W. Ring and wife Mildred P. Ring, by deed from James Homer Bryant and wife, of record in book 1339, page 52, Register's Office for said County.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Robert E. Walsh and wife, Delphia Irene Walsh, their ....., heirs and assigns, forever, and we do covenant with the said Robert E. Walsh and wife, Delphia Irene Walsh 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 described above and 1946 State and County taxes which have been prorated and assumed by the Grantees herein.

And We, John W. Ring and wife, Mildred P. Ring do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Robert E. Walsh and wife Delphia Irene Walsh, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness our hands, this 28th day of September 1946

John W. Ring

Mildred P. Ring

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, Lenora Underwood a Notary Public in and for said County and State, the within-named John W. Ring and wife, Mildred P. Ring the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

And ..... wife of the said ....., having appeared before me privately and apart from ..... husband ....., the said ..... 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 28th day of September, 1946

Commission Expires 11 day of Jan. 1950 (Seal) Lenora Underwood Notary Public

Received Oct. 1, 1946 at 10:43 A.M. - USRS $2.75 - DG

Number 73009 — Recorded October 2, 1946

W. W. Jones and wife, Thelma R. Jones -To- Mrs. Mattie B. Franklin and Charles R. Franklin, Jr.

Book No. 1417

For and in consideration of the sum of ($1,400.00) Fourteen hundred and no/100 Dollars cash in hand paid, the receipt of which is acknowledged, we, W. W. Jones and wife, Thelma R. Jones have bargained and sold and by these presents do transfer and convey unto the said Mrs. Mattie B. Franklin and Charles R. Franklin, Jr., their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the west 23 feet 11½ inches front and 23 feet 6 inches rear of Lot No. 7 on the Plan of Josiah Nichol Property, as of record in Plan Book 1, pages 12 and 43 of the Chancery Court at Nashville, and also in Book 21, page 125 of the Register's Office for said County.

Said part of said lot fronts 23 feet 11½ inches on the southerly side of Jefferson Street and runs back 113 feet on the easterly line and 117 feet on the westerly line to an alley on which it measures 23 feet 6 inches.

Being the same property conveyed to W. W. Jones by deed from Mary Draughn, unmarried, of record in Book 1404, page 158, said Register's Office.

Possession of premises subject to rules and regulations of the O.P.A.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Mrs. Mattie B. Franklin and Charles R. Franklin, Jr., their ....., heirs and assigns, forever, and we do covenant with the said Mrs. Mattie B. Franklin and Charles R. Franklin, Jr. 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 for current taxes which are prorated and assumed by the grantee.

And we, W. W. Jones and wife Thelma R. Jones do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Mrs. Mattie B. Franklin and Charles R. Franklin, Jr. heirs and assigns, against the lawful claims of all persons whomsoever.

Witness our hands, this 1st day of October 1946

W. W. Jones

Thelma R. Jones

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, Virginia H. Levine a Notary Public in and for said County and State, the within-named W. W. Jones and wife Thelma R. Jones the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

And ..... wife of the said ....., having appeared before me privately and apart from ..... husband ....., the said ..... 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, Davidson County Tennessee, this 1 day of October, 1946

Commission Expires 6 day of July 1950 (Seal) Virginia H. Levine Notary Public

Received Oct. 1, 1946 at 2:10 P.M. - USRS $1.65 - DG