NUMBER 73251 RECORDED OCT. 4, 1946

OPHA R. BIXLER TO PAUL V. KELLER ET UX

Book No. 1417

For and in consideration of the sum of $500.00 FIVE-HUNDRED AND N /100 DOLLARS CASH IN HAND ~~PAID~~ BY PAUL V. KELLER AND WIFE ADA A. KELLER, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

I, OPHA R. BIXLER AND UNMARRIED WOMAN HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID PAUL V. KELLER,*THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: *AND WIFE ADA A. KELLER

BEING LAND IN 11TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, FORMERLY THE 19TH AND DESCRIBED ACCORDING TO AN UNRECORDED PLAN OF R. F. BIXLER, MADE BY JOHN WILKES, ENGINEER MADE MAY 27TH 1929.

BEGINNING AT A POINT 1250 EAST OF HANKINS STREET ON THE NORTHERLY SIDE OF OLD HICKORY BOULEVARD; AND RUNNING WITH SAID OLD HICKORY BOULEVARD 100 FEET EASTERLY TO A POINT; THENCE NORTHERLY AND PARALLEL WITH SAID HANKINS STREET 225 FEET TO A DEAD LINE; THENCE WITH SAID DEAD LINE AND WESTERLY 100 FEET TO A 50 FOOT STREET, THENCE WITH THE EAST MARGIN OF SAID 50 FOOT STREET AND SOUTHERLY 225 FEET TO THE PLACE OF THE BEGINNING.

THE ABOVE DESCRIPTION BEING LOT NO. 48 AND THE SOUTHERLY 25 FEET OF LOT NO. 59 IN SAID PLAN.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said PAUL V. KELLER AND WIFE, ADA A. KELLER, THEIR heirs and assigns, forever, and I do covenant with the said PAUL V. KELLER AND WIFE, ADA A. KELLER 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, OPHA R. BIXLER do further covenant and bind MYSELF MY heirs and representatives, to warrant and forever defend the title to the said land to the said PAUL V. KELLER AND WIFE ADA A. KELIER, THEIR heirs and assigns, against the lawful claims of all persons whomsoever

Witness MY hand, this 27TH day of SEPTEMBER 1946

OPHA R. BIXLER

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, FRED K. JONES a Notary Public in and for said County and State, the within-named OPHA R. BIXLER

the bargainor, with whom I am personally acquainted, and who acknowledged that SHE 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 XX acknowledged the execution of the said instrument to have been done by X freely, voluntarily, and understandingly, without compulsion or constraint from X said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 27TH day of SEPTEMBER, 1946

Commission Expires 4 day of JAN, 1949 (Seal) FRED K. JONES Notary Public

U.S.R.S. $.55
RECEIVED OCT. 3, 1946 AT 2:01 P.M.
EK

NUMBER 73211 RECORDED OCT. 4, 1946

ALLEN DOBSON ET UX TO FLOYD ADKISSON

Book No. 1417

For and in consideration of the sum of ($5309.00) FIFTY THREE HUNDRED, NINE AND 00/100 DOLLARS CASH IN HAND PAID BY FLOYD ADKISSON, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED.

WE, ALLEN DOBSON AND WIFE MARTHA BALLARD DOBSON HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID FLOYD ADKISSON, HIS 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 LOTS NOS. 102, 103, 104, 105, 129, 130, 177 179, 180, AND 181 ON THE MAP OF SECTION 1, JOYWOOD HEIGHTS, NOT OF RECORD. ACCORDING TO A SURVEY MADE BY Z. J. WILKINSON, SURVEYOR, JUNE 12, 1946, SAID LOTS NOS. 102, 103, 104 AND 105 ARE DESCRIBED TOGETHER AS FOLLOWS: BEGINNING ON THE SOUTHERLY MARGIN OF NORTON AVENUE AT THE CORNER OF LOTS NOS. 101 AND 102; THENCE WITH SAID AVENUE, WESTWARDLY 240 FEET TO THE CORNER OF LOTS NOS. 105 AND 106; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, SOUTHWARDLY 160 FEET TO THE NORTHERLY LINE OF LOT NO. 66; THENCE WITH THE LINE BETWEEN LOTS NOS. 66, 67, 68 AND 69, AND LOTS NOS. 105, 104, 103 AND 102, EASTWARDLY 240 FEET TO THE COMMON CORNER OF LOTS NOS. 69, 70, 101 AND 102; THENCE WITH THE LINE BETWEEN LOTS NOS. 101 AND 102, NORTHWARDLY 160 FEET TO THE BEGINNING.
SAID LOTS NOS. 129 AND 130 ARE DESCRIBED TOGETHER AS FOLLOWS:

BEGINNING ON THE NORTHERLY MARGIN OF NORTON AVENUE AT THE CORNER OF LOTS NOS. 128 AND 129; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, NORTHWARDLY 150 FEET; THENCE WESTWARDLY 120 FEET TO THE CORNER OF LOTS NOS. 130 AND 131; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, SOUTHWARDLY 150 FEET TO THE NORTHERLY MARGIN OF SAID AVENUE; THENCE WITH SAID AVENUE, EASTWARDLY 120 FEET TO THE BEGINNING.
SAID LOT NO. 177 IS DESCRIBED AS FOLLOWS:
BEGINNING ON THE WESTERLY MARGIN OF JONES CIRCLE AT THE CORNER OF LOTS NOS. 176 AND 177; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, WESTWARDLY 189 FEET; THENCE SOUTHWARDLY 70 FEET TO THE NORTHERLY MARGIN OF QUEEN STREET; THENCE WITH THE NORTHERLY MARGIN OF SAID STREET, EASTWARDLY 169 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE 31.4 FEET TO THE WESTERLY MARGIN OF JONES CIRCLE; THENCE WITH THE WESTERLY MARGIN OF SAID JONES CIRCLE, NORTHWARDLY 50 FEET TO THE BEGINNING.
SAID LOTS NOS. 179, 180 AND 181 ARE DESCRIBED TOGETHER AS FOLLOWS:
BEGINNING ON THE WESTERLY MARGIN OF JONES CIRCLE AT THE CORNER OF LOTS NOS. 181 AND 182; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, WESTWARDLY 215 FEET; THENCE NORTHWARDLY 210 FEET TO THE SOUTHERLY MARGIN OF QUEEN STREET; THENCE WITH THE SOUTHERLY MARGIN OF SAID STREET, EASTWARDLY 169.2 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE 31.9 FEET TO THE WESTERLY MARGIN OF JONES CIRCLE; THENCE WITH THE WESTERLY MARGIN OF SAID JONES CIRCLE, SOUTHWARDLY 150.82 FEET TO THE CORNER OF LOTS NOS. 181 AND 182, THE POINT OF BEGINNING.
BEING PART OF THE PROPERTY CONVEYED TO ALLEN DOBSON BY DEED FROM NASHVILLE TRUST COMPANY, TRUSTEE, OF RECORD IN BOOK 1300, PAGE 150, REGISTER'S OFFICE FOR SAID COUNTY.
SAID LAND IS CONVEYED SUBJECT TO THE RESTRICTIVE COVENANTS CONTAINED IN AN INSTRUMENT EXECUTED BY ALLEN DOBSON, DATED MARCH 4, 1946, OF RECORD IN BOOK 1373, PAGE 98, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
TAXES FOR THE YEAR 1946 PRORATED AS OF DATE OF DEED AND ASSUMED BY PURCHASERS.
EASEMENT FOR PUBLIC UTILITY PURPOSES.
ONE FREE WATER TAP FURNISHED WITH EACH OF THE ABOVE DESCRIBED LOTS NOS. 102, 103, 104, 105, 129, 130, 177, 179, 180 AND 181.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said FLOYD ADKISSON HIS heirs and assigns, forever, and I WE do covenant with the said FLOYD ADKISSON 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, ALLEN DOBSON AND WIFE, MARTHA BALLARD DOBSON do further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to the said land to the said FLOYD ADKISSON, HIS heirs and assigns, against the lawful claims of all persons whomsoever

Witness OUR hands, this 21ST day of SEPTEMBER 1946

ALLEN DOBSON
MARTHA BALLARD DOBSON

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, K. H. MCKEE a Notary Public in and for said County and State, the within-named ALLEN DOBSON AND WIFE, MARTHA BALLARD DOBSON

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 XX acknowledged the execution of the said instrument to have been done by X freely, voluntarily, and understandingly, without compulsion or constraint from X said husband and for the purposes therein expressed.

Witness my hand and official seal at Nashville, Tennessee, this 1ST day of OCTOBER, 1946

Commission Expires 3 day of APRIL, 1948 (Seal) K. H. MCKEE Notary Public

U.S.R.S. $6.05
RECEIVED OCT. 3, 1946 AT 10:40 A.M.
EK