NUMBER 73313 RECORDED OCT. 4, 1946

F. G. DRAKE TO JAMES N. DUNN ET UX

Book No. 1417

For and in consideration of the sum of ONE ($1.00) NO/100 DOLLARS AND OTHER GOOD AND SUFFICIENT CONSIDERATION, I, F. G. DRAKE HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID JAMES N. DUNN AND WIFE ETHEL V. DUNN, THEIR 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. 273 ON THE PLAN OF MOSAVOCK, WETMORE AND OTHERS' SECOND ADDITION TO NASHVILLE, CALLED THE ADDITION TO THE TOWN OF MOSAVOCK, AS OF RECORD IN BOOK 21, PAGE 41, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF LOT NO. 273 FRONTS 50 FEET ON THE WESTERLY SIDE OF 14TH AVENUE NORTH, FORMERLY ALBERTA AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said JAMES N. DUNN AND WIFE ETHEL V. DUNN THEIR, heirs and assigns, forever, and I do covenant with the said JAMES N. DUNN AND WIFE, ETHEL V. DUNN 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, F. G. DRAKE do further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to the said land to the said JAMES N. DUNN AND WIFE, ETHEL V. DUNN, THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness MY hand, this 2 day of OCTOBER 1946

F. G. DRAKE

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, ALLENE DOYLE a Notary Public in and for said County and State, the within-named F. G. DRAKE, AN UNMARRIED MAN 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 ~~X~~ 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 2 day of OCTOBER, 1946

Commission Expires 12 day of OCT, 1946 (Seal) ALLENE DOYLE

Notary Public

U.S.R. $.55
RECEIVED OCT. 4, 1946 AT 11:26 A.M.
EK

NUMBER 73314 RECORDED OCT 4, 1946

T J GRAY ET UX TO MALLERNEE REALTY CO.

Book No. 1417

For and in consideration of the sum of $10.00 - Ten And No/100 Dollars cash in hand and other valuable considerations, the receipt of which is hereby acknowledged, we, T. J. Gray and wife, Edna Grace Gray have bargained and sold, and by these presents do transfer and convey unto the said Mallernee Realty Company, Incorporated, their successors 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. 24 on the Map of Richardson's Addition, as of record in Book 161, page 5, Register's Office for said County. According to an unregistered copy of a survey thereof, dated September 14, 1946, by Harvey Gee, Surveyor, said Lot No. 24 fronts 36.4 feet on the easterly side of North Fourth Street, formerly Lischey Avenue, and runs back between lines, 166.7 feet on the north line, along the south margin of Mile End Avenue, and 166.6 feet on the south line, to the westerly margin of an alley on which it measures 45.2 feet. Being the same property conveyed to T. J. Gray and wife, Edna Grace Gray by deed from J. W. Etheridge and wife, of record in Book 600, page 151, 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 Mallernee Realty Company, Incorporated, their successors and assigns, forever, and we do covenant with the said Mallernee Realty Company, Incorporated 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 State and County taxes for 1946, which are hereby assumed by the said Mallernee Realty Company, Incorporated.

And we, T.J. Gray and wife, Edna Grace Gray, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Mallernee Realty Company, Incorporated, their successors and assigns, against the lawful claims of all persons whomsoever.

Witness our hands, this 18th day of September 1946

T. J. Gray

Edna Grace Gray

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, Louise L. Rye a Notary Public in and for said County and State, the within-named T. J. Gray and wife, Edna Grace Gray the bargainor, 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 ~~X~~ 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 18th day of September, 1946

Commission Expires 22 day of January, 1949 (Seal) Louise L. Rye

Notary Public

USRS $4.95
Received Oct. 4, 1946 at 11:39 A.M. MS