THIS DEED, executed in duplicate, made and entered into on this the 10th day of June, 1954, by and between Mary Kate Davis, an unmarried woman, party of the first part, and Margaret Pittman Bowers and husband, Clyde E. Bowers, parties of the second part, all of Nashville, Davidson County, Tennessee;

W I T N E S S E T H:

WHEREAS, on the 16th day of September, 1953, by deed of record in Book 2197, page 479, Register's Office for Davidson County, Tennessee, Will Perkins and wife, Hattie Perkins, conveyed to Mary Kate Davis, for her sole and separate use, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Being the southerly 35 feet of Lot No. 39 on the Plan of O. Ewing's Addition to Nashville, as of record in Book 21, page 120, Register's Office for said County.
>
> Said part of said Lot No. 39 fronts 35 feet on the westerly side of Ewing Avenue and runs back between parallel lines, with the northerly margin of a 50-foot street, formerly called Central Avenue, 100 feet to a dead line; and

WHEREAS, on the 9th day of November, 1953, by deed of record in Book 2203, page 547, Register's Office for Davidson County, Tennessee, Elmer C. Tiesler and wife, Dorothy L. Tiesler, conveyed to Margaret Pittman Bowers a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Being Lot No. 40 and the northerly 25 feet of Lot No. 41 on the Plan of O. Ewing's Addition to Nashville, as of record in Book 21, page 120, Register's Office for said County.
>
> Said Lot No. 40 and part of Lot No. 41 front together 75 feet on the westerly side of Ewing Avenue and extend back between parallel lines, with the southerly margin of a 50-foot street, formerly called Central Avenue, 150 feet to an alley; and

WHEREAS, on the 8th day of July, 1910, as appears upon the Minutes of the City Council for the City of Nashville, the City Council for the City of Nashville passed upon the third reading Ordinance No. 74; which said ordinance did close certain portions of Central Avenue, including said portion immediately adjoining the tracts of land now owned by the parties hereto and described above; and

WHEREAS, there further appears upon the records of the Office