FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, PAID IN CASH BY BETTY (McKENZIE) CRUTCHER, AND FOR THE FURTHER CONSIDERATION THAT THE SAID BETTY (McKENZIE) CRUTCHER HAS, FOR THE PAST FORTY YEARS PROVIDED A HOME, FOOD, CLOTHING AND MEDICAL EXPENSE FOR MY GRANDMOTHER, MRS. ANNIE MARGARET McKENZIE, WIDOW OF J. R. McKENZIE, RECEIPT OF ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, MRS. C. W. (MILDRED) ABLES, GRANDDAUGHTER, HAVE THIS DAY BARBAINED AND SOLD AND BY THESE PRESENTS DO HEREBY TRANSFER, QUIT CLAIM AND CONVEY TO THE SAID BETTY (McKENZIE) CRUTCHER, ANY AND ALL RIGHT, TITLE OR INTEREST WE NOW HAVE OR IN THE FUTURE MAY HAVE, IN THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

LAND IN THE 8TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE DESCRIBED AS FOLLOWS:

TRACT No. 1: BEING THE SOUTHERLY PART OF LOT No. 6 ON THE PLAN OF WEST NASHVILLE ANNEX, AS OF RECORD IN BOOK 332, PAGE 11, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF LOT No. 6 FRONTS 60 FEET ON THE WESTERLY SIDE OF 23RD STREET, BEGINNING 140 FEET FROM THE INTERSECTION OF PARK AVENUE AND 23RD STREET; THENCE SOUTHERLY 60 FEET; THENCE AT RIGHT ANGLES WESTERLY 200 FEET TO THE CENTER OF A 15 FOOT ALLEY; THENCE WITH THE CENTER OF SAID ALLEY, NORTHERLY 60 FEET; THENCE AT RIGHT ANGLES EASTERLY 200 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO J. R. McKENZIE BY DEED FROM J. C. HIBBETT, JR. AND A. M. HIBBETT, OF RECORD IN BOOK 369, PAGE 465, REGISTER'S OFFICE FOR SAID COUNTY.

TRACT 2: BEING LOT No. 7 ON THE PLAN OF WEST NASHVILLE ANNEX AS OF RECORD IN BOOK 332, PAGE 11, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT No. 7 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING IN THE CENTER OF 23RD STREET, 200 FEET SOUTHERLY FROM THE CENTER OF PARK AVENUE, AND RUNNING THENCE SOUTHERLY 200 FEET TO THE CENTER OF AN ALLEY; THENCE AT RIGHT ANGLES NORTHERLY 200 FEET TO THE WEST CORNER OF LOT No. 6 ON SAID PLAN; THENCE EASTERLY 200 FEET TO THE POINT OF BEGINNING, CONTAINING 92/100 ACRES.

BEING THE SAME PROPERTY CONVEYED TO J R. McKENZIE BY DEED FROM L. H. DuPONT, TRUSTEE, ET AL OF RECORD IN BOOK 333, PAGE 636, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING ENCUMBERANCES:

1. TAXES - ALL THAT MAY BE DUE AND PAYABLE AS OF THE DATE OF THE DEED.
2. SUCH STATE OF FACTS AS AN ACCURATE SURVEY WOULD DISCLOSE.
3. TITLE TO ANY PORTION OF SAID PREMISES LYING WITHIN THE BOUNDARIES OR RIGHTS OF WAY OF ANY STREETS OR ALLEYS.
4. ALL OTHER HEIRS ARE DEAD OR PRESUMED TO BE AND SAID CONVEYANCE IS MADE SUBJECT TO THE CLAIM OF ANY HEIR THAT MAY APPEAR TO HAVE AN INTEREST IN SAID PROPERTY.

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH ALL THE APPURTENANCES THERETO BELONGING TO THE SAID BETTY (McKENZIE) CRUTCHER, HER HEIRS AND ASSIGNS FOREVER.