KNOW ALL MEN BY THESE PRESENTS that I, SETH W. TARKINGTON, unmarried, hereinafter referred to as Settlor, for and in consideration of the sum of one dollar ($1.00) and other good and valuable consideration, hereby convey to ESSIE TARKINGTON BATTLE, hereinafter referred to as Trustee, in trust for myself, SETH W. TARKINGTON, as Beneficiary, the following described property, to wit:

Land in Davidson County, Tennessee, being the westerly part of Lot No. 13 on the Belmont Land Company's Plan of Lots, called Belmont Heights, of record in Book 421, page 34, Register's Office for said County, as follows:

Beginning at the southeast corner of Elmwood Avenue and the first public alley west of 12th Avenue South; thence with the southerly margin of Elmwood Avenue, easterly 65 feet, more or less, to the westerly margin of a private alley; thence with the westerly margin of said alley, southerly 194 feet to the line between lots 13 and 14; thence with said line, westerly 66.1 feet, more or less, to said public alley; thence with said alley, northerly 194 feet to the beginning.

Being the same property conveyed to Seth W. Tarkington by deed from Belle R. Howell, a widow, of record in Book 3710, Page 167, Register's Office for Davidson County, Tennessee, and known as 1205 Elmwood Avenue, Nashville, Tennessee.

To have and hold all the said property with the appurtenances, estate, title, and interest thereto belonging to the said SETH W. TARKINGTON, unmarried, absolutely in trust for the following uses and purposes and upon the following terms and conditions, to wit:

1. Trustee is to hold, manage, and care for the said property.

2. Trustee is hereby authorized and empowered, but not limited, to do the following:

a. To rent or lease said property and to handle all monies obtained from such rentals or leases.

b. To make payments on the mortgage secured by deed of trust described herein below.

c. To make repairs as necessary to the structures on said property.

3. Trustee shall pay the net income from the management of said property to Settlor annually, on his demand for same, and may deduct 5% commission for her services.

4. Upon the death of Trustee or Settlor, this trust shall terminate and the Trustee or her representative shall convey said property and pay over such monies in Trustee's possession to Settlor, his heirs, devisees, or representatives.

5. Settlor reserves the power to revoke this trust at any time; and on notice of revocation of this trust, Trustee agrees to convey said property to Settlor.

6. Should Trustee desire to terminate said trust, Settlor agrees to accept conveyance to him of said property.

7. No bond is required of Trustee.

(SETH W. TARKINGTON TO ESSIE TARKINGTON BATTLE, Trustee, page 2)

And Settlor covenants with Trustee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is encumbered by a deed of trust to Percy Wilkins, Jr., Trustee, to secure a mortgage to Holder, United Mortgagee Servicing Corporation of record in Book 3739, Page 279, Register's Office for Davidson County, Tennessee.

Witness my hand this 21st day of July, 1964.

Seth W. Tarkington
SETH W. TARKINGTON

WITH THE ARMED FORCES OF THE UNITED STATES)
ABOARD THE USS MIDWAY (CVA 41) AT (SS:
U.S. NAVAL AIR STATION, ALAMEDA, CALIFORNIA)

Personally appeared before me Lieutenant Joseph E. Reeves, U.S. Naval Reserve,
Name, rank, and branch of service
a Commissioned Officer in active service of the armed forces of the United States, the within named SETH W. TARKINGTON, unmarried, who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand at On board the USS MIDWAY (CVA 41) at U.S. Naval Air Station, Alameda, Alameda County, California on this the 21st day of
Location
July, 1964. I am authorized to perform notarial acts in my capacity as a Law Specialist, with no seal required, by article 136 of the Uniform Code of Military Justice, 10 USC 936 (Federal authority) and sections 7-304 to 7-307 Tennessee Code (State authority).

Joseph E. Reeves
Signature of Commissioned Officer

JOSEPH E. REEVES
LT, USNR, 652638/1625
Rank and branch of service

Legal Officer, USS MIDWAY (CVA 41)
FPO San Francisco, California 96601
Permanent Home Address:
104 West Salem Street
Columbiana, Ohio 44408

43471

Seth W. Farrington
to
Ervin Farrington Battle Jr. ux.

(Warranty Deed)

FELIX Z. WILSON REGISTER

JUL 28 [illegible]

ADV. 109 583
RECORD 2.00
DEP. REC. XX

STATE TAX $ 7.50
PROBATE .50
TOTAL $ 8.00

JUL 28 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID JUL 28 1964
CC