This instrument prepared by John K. Kyle, Atty., 802-51st Ave. No., Nashville, Tenn

BOOK 3944 PAGE 215

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Richard G. Ervin and wife, Mattie Belle Ervin | Richard G. Ervin and wife, Mattie Belle | MAP-114 |
| (NAME:) 7314 Tolbert rd. | (NAME:) 7314 Tolbert rd. | PAR. 200 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee | (STREET ADDRESS) Nashville, Tennessee | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create an estate by the entirety

We, I, Mattie Bell Ervin

have bargained and sold, and by these presents do hereby transfer and convey unto E. N. Pendergrast, Trustee, his successors and assigns, the following described tract or parcel of land, to wit: Land in the 8th Civil District of Davidson County, Tennessee, and also being part of the land described in the deed from Robert P. Tolbert to Josie M. Carney, as of record in Book 1110, Page 447, Register's Office for said County and more particularly described according to a survey made by S. H. Hutchison, dated April 17, 1965, as follows:

BEGINNING at the southwest corner of the lot owned by the Jackson Street Church of Christ at an iron stake; thence with the south line of said lot, south 87° east 65 feet to a stake in said line at the west margin of a 25 foot road; thence with the west margin of said 25 foot road, south 7° west 124.5 feet to an iron stake; thence north 85° west 134.5 feet along the northerly margin of a 25 foot road leading to Tolbert Road to an iron stake and the southeasterly corner of the land of Mary Carpenter; thence with Mary Carpenter's east line north 7° east 76.5 feet to an iron stake; thence with said Carpenter's line, north 70° 30' west 54 feet to an iron stake; thence northerly, north 7° east 36.7 feet to an iron stake the southwest corner of the Charles Cunningham lot; thence with the south line of the Cunningham lot, south 87° 30' east 120 feet to an iron stake at the west line of the Jackson Street Church of Christ lot and Charles Cunningham's southeast corner; thence with the west line of the Jackson Street Church of Christ lot, south 1° east, 11.3 feet to the place of beginning, containing .43 acres more or less.

Being the same property conveyed to Mattie Bell Ervin, by deed from Josie M. Carney, as of record in Book 3915, Page 434, said Register's Office.

This is (unimproved ( ) improved (X)) property, known as 7314 Tolbert rd. (House Number) Nashville (Street) Tennessee (P. O. Address: City or Town) (Postal Zone)

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said E. N. Pendergrass, Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said E. N. Pendergrass, Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said E. N. Pendergrass, Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto Richard Glenn Ervin and wife, Mattie Bell Ervin,

their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said Richard Glenn Ervin and wife, Mattie Bell Ervin, their heirs and assigns, forever.

And I do covenant with the said Richard Glenn Ervin & wife, Mattie Bell Ervin, that I E. N. Pendergrass am lawfully seized and possessed of said land and have a good right to convey it.

And I, D. X. Pendergrass, Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said Richard Glenn Ervin and wife, Mattie Bell Ervin, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 27 day of Aug., 1965.

/s/ Mattie B. Ervin
/s/ Richard D. Ervin
/s/ D. X. Pendergrass
Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ernest Wilson, a Notary Public in and for said County and State, the within named, Richard Glenn Ervin & wife, Mattie Bell Ervin the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 27 day of Aug., 1965.

/s/ Ernest Wilson
Notary Public.

My commission expires: My Commission Expires Feb. 4, 1969

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ETHEL HOWARD (LUNN), a Notary Public in and for said County and State, the within named D. X. Pendergrass, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of October, 1965.

/s/ Ethel Howard (Lunn)
Notary Public.

My commission expires: 2-4-69

# Deed

From: D. X. Pendergrass, Trustee.
to: E. N. Pendergrass

AND

From: E. N. Pendergrass, Trustee.
to: Richard Glenn Ervin and wife, Mattie Bell Ervin

U 0 9 8 7

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY
STATE OF TENN.
OCT 7 12 20
NOTE BOOK 11 PAGE 225
RECORDING FEE $
DEP. REG.

Published by Attorneys Title Company NASHVILLE, TENNESSEE

1965