BOOK 4242 PAGE 857

THIS INSTRUMENT PREPARED BY JAS. E. COVINGTON, CLERK AND MASTER, CHANCERY COURT, DAVIDSON COUNTY, TENNESSEE, 402 COUNTY COURT HOUSE

Map 92-6 Par 302

THIS INDENTURE, Made the 12th day of JUNE A. D. 1968 between JAS. E. COVINGTON, Clerk and Master of the Chancery Court at Nashville, for Davidson County, Tennessee, party of the first part, and EDDIE T. DAVIS of Davidson County, State of Tennessee, party of the second part,

WITNESSETH, That by a decree of said Court, in the cause of EDDIE THOMAS DAVIS Complainant, and LEE ETTA DAVIS, ET AL., Defendants, Rule No. 90255 and entered on page 290 of Minute Book No. 195 the said Clerk and Master did, on the 21st day of March, 1968, sell at public auction the real estate hereinafter described to the said EDDIE T. DAVIS for FIVE THOUSAND THREE HUNDRED ($5,300.00) and No/100 Dollars, as appears from the report of said Clerk and Master, made in said cause to the APRIL TERM, 1968 and entered on page 407 of Minute Book No. 195, and the said consideration having been paid, as required by the decree of said Court confirming said report.

NOW, THEREFORE, in order to carry into effect said sale, in pursuance of said decree, and in consideration of the sum of SEVEN ($7.50) and 50/100 Dollars, paid to said Clerk and Master, the receipt of which is hereby acknowledged, the said JAS. E. COVINGTON, as such Clerk and Master, does hereby transfer and convey to the said EDDIE T. DAVIS and to his heirs and assigns forever, subject to provision hereinafter set out, said tract or parcel of land, situated in the County of Davidson and State of Tennessee, and bounded and described as follows - viz:

Land in Davidson County, Tennessee, being part of a tract shown as the W. T. Selley lot as the southeast corner of Zollicoffer Street and 31st Avenue North, as shown on the Plan of record in Book 1130, page 46, Register's Office for said County, Described as follows:

Being at a point in the south margin of Zollicoffer Street, 224 feet east of the easterly margin of 31st Avenue North, being at an iron pin at the northeast corner of the property of John Henry Buchanan; thence along Buchanan's easterly line southerly 150 feet to a point at the northeast corner of another tract conveyed to John Henry Buchanan by deed of record in Book 1304, page 343, said Register's Office; thence

along Buchanan's northerly line easterly 98 feet to the westerly line of the L. C. Thuss Subdivision, a plan of which is of record in Book 547, page 102, said Register's Office; thence along the west line of said Thuss Subdivision, northerly 154 feet to an iron pin in the south margin of Zollicoffer Street; thence with said margin westerly 66 feet to the point of beginning.

Being the same property conveyed to Eddie T. Davis and wife, Lee Etta Davis, by deed from Phil Cohen, et ux, Sara K. Cohen, of record in Book 2862, page 222, Register's Office for Davidson County, Tennessee.

There is included in the above but to be excluded therefrom the following tract of land:

Beginning at a point in the westerly margin of an alley, said point being the northeast corner of a tract of land conveyed to J. M. Liggett by deed of record in Book 3406, Page 515 Register's Office for Davidson County, Tennessee, and also being the termination point of the secondly described line the parcel of land conveyed to E. T. Davis, by deed recorded in Book 2862, Page 222 in Register's Office for Davidson County, Tennessee; thence reversely with the said secondly described line in the said conveyance to E. T. Davis, also being the northerly line of the said conveyance to J. M. Liggett, South 81 degrees 51 minutes 21 seconds West 64.61 feet to a point; thence north 27 degrees 39 minutes 40 seconds East 80.64 feet to a point in the easterly line of the said parcel of land conveyed to E. T. Davis and the westerly margin of an alley; thence with said easterly conveyance line and westerly alley margin South 23 degrees 04 minutes 06 seconds East 67.69 feet to the point of beginning. Containing 2,113 square feet and being a part of the same land conveyed to Eddie T. Davis and wife, Lee Etta Davis, by deed from Phil Cohen and wife, as of record in book 2862, Page 222, Register's Office for Davidson County, Tennessee.
Said above described land is condemned in fee simple. It is to be used for construction of a controlled access highway and all right of ingress or egress to, and from and across the same to and from abutting lands is hereby condemned.

TO HAVE AND TO HOLD said real estate, with all the hereditaments and appurtenances thereunto belonging, to the said EDDIE T. DAVIS and to his heirs and assigns forever, subject to provisions hereinafter set out.

This conveyance is subject to the lien of the mortgage held by Fidelity Federal Savings & Loan Association, bearing number 1-10-15758.

In Witness Whereof, the said JAS. E. COVINGTON, Clerk and Master as aforesaid, has hereunto set his hand the date first above written.

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Jas. E. Covington
CLERK AND MASTER

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, LEANDER S. CATO, a Notary Public in and for said State and County, the within-named JAS. E. COVINGTON, Clerk and Master, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 12th day of JUNE, 1968.

Leander S. Cato
NOTARY PUBLIC

LEANDER S. CATO NOTARY PUBLIC DAVIDSON COUNTY TENN.

My commission expires April 21, 1970

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 5.300.00. Affiant Eddie T. Davis
Subscribed and sworn to before me this 13th day of June 1968
Deputy Register Allen Lentz

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.
JUN 13 1 20 PM '68
IDENTIF. REFERENCE
A 0 1 4 3 1

Eddie Davis
3802 Cravath Dr.
Nashville.

Tax Bills to:
Fidelity Federal

~~Jun 13 Before Lunch~~ ~~5,300.00~~ ~~15.50~~ ~~18.78~~

Jun 13 68 CO $5300.00
Jun 13 68 ST
Jun 13 68 PF
Jun 13 68 WD

ST 13.78
A 0 .50
A 1 4.50 ★ 18.78