

ON THE WESTERLY SIDE OF OBSERVATORY DRIVE, AND RUNS BACK 150 FEET ON THE NORTH LINE, AND 115 FEET ON THE SOUTH LINE TO A DEAD LINE, AND SHOWS 200 FEET ON SAID DEAD LINE. BEING A PART OF THE SAME PROPERTY CONVEYED TO AMERICAN TRUST COMPANY, TRUSTEE, BY SAID DEED OF DAVID LIPSCOMB COLLEGE, OF RECORD IN BOOK NO. 700, PAGE 428, R.O.D.C. TENNESSEE. THE GRANTEE AGREES TO ASSUME ALL TAXES FOR THE YEAR 1927. THE GRANTEE IS ALSO GIVEN THE RIGHT TO TAP ANY WATER MAIN FURNISHING A WATER SUPPLY FOR SAID PROPERTY ABOVE DESCRIBED, SAID TAP BEING LIMITED TO A THREE-FOURTHS (3/4) INCH CONNECTION. IT IS EXPRESSLY COVENANTED AND AGREED BY AND BETWEEN THE PARTIES HERETO THAT: 1ST. NO NUISANCE WILL BE MAINTAINED OR ALLOWED TO BE MAINTAINED BY THE GRANTEE ON SAID PROPERTY; 2ND. NO SWINE WILL BE ALLOWED TO BE KEPT ON SAID PROPERTY; 3RD. SAID PROPERTY IS TO BE USED SOLELY FOR RESIDENTIAL PURPOSES AND ONLY ONE RESIDENCE SHALL BE ERECTED ON THIS SINGLE LOT, AND NO RESIDENCE OR OTHER BUILDING SHALL BE ERECTED OR PERMITTED, WHOLLY OR PARTLY, WITHIN FORTY (40) FEET OF THE STREET ON WHICH THE LOT FRONTS; AND NO RESIDENCE WILL BE ERECTED ON SAID LOT NO. 6 WHICH COSTS LESS THAN \$7,500.00. 4TH. NEITHER SAID PROPERTY NOR ANY PART THEREOF SHALL BE ALIENED OR CONVEYED TO PERSONS OF AFRICAN BLOOD OR DESCENT AND NO PERSON OF AFRICAN BLOOD OR DESCENT SHALL BE PERMITTED TO OWN OR OCCUPY THE PREMISES EXCEPT IN THE CAPACITY OF SERVANTS. 5TH. NO WATER PIPES OF ANY DESCRIPTION SHALL BE RUN THROUGH OR INTO THIS PROPERTY EXCEPT FOR THE SOLE PURPOSE OF SUPPLYING THE DWELLING TO BE BUILT ON SAME AND THE NECESSARY OUTBUILDINGS UNLESS THE WRITTEN PERMISSION OF JOHN CALHOUN OR HIS LAWFUL REPRESENTATIVE SHALL HAVE FIRST BEEN GIVEN, ACKNOWLEDGED, AND RECORDED IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. THE ABOVE RESTRICTIONS, COVENANTS AND CONDITIONS, ARE AND SHALL BE COVENANTS RUNNING WITH THE LAND AND SHALL BE BINDING UPON THE GRANTEE, HIS HEIRS AND ASSIGNS, UNTIL JANUARY 1, 1960. TO HAVE AND TO HOLD SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCES, ESTATE, TITLE AND INTEREST THERETO BELONGING, TO THE AFORESAID GRANTEE, HIS HEIRS AND ASSIGNS, FOREVER, IN FEE SIMPLE. AND THE SAID AMERICAN TRUST COMPANY, TRUSTEE, PURSUANT TO THE AUTHORITY IN IT VESTED BY THE CONVEYANCE TO IT, FOR AND ON BEHALF OF THE DAVID LIPSCOMB COLLEGE, COVENANTS THAT IT IS LAWFULLY SEIZED AND POSSESSED OF SAID LAND AS TRUSTEE, HAS A GOOD RIGHT TO CONVEY IT, AND THE SAME IS UNENCUMBERED; AND DOES FURTHER COVENANT AND BIND THE SAID DAVID LIPSCOMB COLLEGE, ITS SUCCESSORS AND ASSIGNS, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID T.J. HAILE, JR., HIS HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER. THE COVENANTS AND WARRANTIES HEREIN CONTAINED ARE IN NO WISE BINDING ON SAID AMERICAN TRUST COMPANY, EITHER AS A CORPORATION OR IN ITS CAPACITY AS TRUSTEE, BUT SOLELY ON THE WITHIN NAMED DAVID LIPSCOMB COLLEGE. THE SAID AMERICAN TRUST COMPANY, TRUSTEE, TRANSFERS AND ASSIGNS TO THE GRANTEE HEREIN NAMED, THE BENEFIT OF ALL COVENANTS AND WARRANTIES IN THE DEED TO IT CONTAINED. IN WITNESS WHEREOF, WE, THE SAID AMERICAN TRUST COMPANY, TRUSTEE, HAVE HEREUNTO SET OUR HANDS AT NASHVILLE, TENNESSEE, THIS THE 20TH DAY OF JANUARY, 1927.

(SEAL) AMERICAN TRUST COMPANY, TRUSTEE,  
BY V.I. WITHERSPOON, VICE-PRESIDENT.

ATTEST: J.M. WEST, SECRETARY.

STATE OF TENNESSEE, COUNTY OF DAVIDSON)

PERSONALLY APPEARED BEFORE ME, ALBERT ROBERTS JR., A NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID, V.I. WITHERSPOON, AND J.M. WEST, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO, UPON OATH, ACKNOWLEDGED THEMSELVES TO BE THE VICE-PRESIDENT AND SECRETARY, RESPECT-

-IVELY, OF THE AMERICAN TRUST COMPANY, THE BARGAINOR, A CORPORATION, AND THAT THEY AS SUCH VICE-PRESIDENT AND SECRETARY, BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT ON BEHALF OF SAID CORPORATION AS TRUSTEE FOR THE PURPOSES THEREIN CONTAINED, BY SIGNING THE NAME OF THE CORPORATION AS SUCH TRUSTEE BY THE SAID V.I. WITHERSPOON, AS SUCH VICE-PRESIDENT, AND BY AFFIXING ITS CORPORATE SEAL AND ATTESTING THE SAME BY THE SAID J.M. WEST, AS SUCH SECRETARY. WITNESS MY HAND AND OFFICIAL SEAL AT NASHVILLE, TENNESSEE, THIS 10TH DAY OF FEBRUARY, 1927.

(SEAL) ALBERT ROBERTS JR., NOTARY PUBLIC.

RECD. FEB. 19TH 1927, AT 11:30 AM. (GG)

MY COMMISSION EXPIRES: JANUARY 5TH, 1931.

NUMBER 10589.

RECORDED MARCH 9TH 1927.

ADELAIDE G. FOX,  
TO DEED,  
ANNA MAY FOX.

DEED.

FOR AND IN CONSIDERATION OF THE SUM OF THREE HUNDRED (\$300.00) DOLLARS CASH IN HAND PAID BY ANNA MAY FOX, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, ADELAIDE G. FOX, A WIDOW, AND OWNER OF A ONE-HALF UNDIVIDED INTEREST IN THE FOLLOWING DESCRIBED LAND, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE SAID ANNA MAY FOX, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT: A CERTAIN LOT SITUATED IN WHAT WAS FORMERLY THE 13TH DISTRICT OF SAID COUNTY, BUT NOW IN THE 2ND WARD OF THE CITY OF NASHVILLE, TENN., AND BEING A PART OF LOT NO. 240 IN MCGAVOCK'S AND OTHERS ADDITION TO THE TOWN OF MCGAVOCK, A PLAN OF WHICH IS OF RECORD IN THE REGISTER'S OFFICE OF SAID COUNTY IN BOOK NO. 21, PAGE 41, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHERN MARGIN OF MADISON STREET, NOW SCOVEL STREET, AT THE SOUTHEAST CORNER OF SAID LOT NO. 240, AND RUNNING NORTHWARDLY WITH THE WESTERN MARGIN OF AN ALLEY 94 FEET AT THE NORTHEAST CORNER OF SAID LOT; THENCE WESTWARDLY 50 FEET; THENCE SOUTHWARDLY PARALLEL WITH SAID ALLEY TO MADISON STREET, NOW SCOVEL, TO THE BEGINNING, AND BEING THE SAME PROPERTY CONVEYED TO ADELAIDE G. FOX, BY DEED, FROM JOE WRIGHT, SHERIFF OF DAVIDSON COUNTY, TENN., OF RECORD IN BOOK NO. 548, PAGE 95, R.O.D.C. TENNESSEE, TO WHICH REFERENCE IS HERE MADE. THE GRANTOR HEREIN CONVEYS ONLY HER ONE-HALF UNDIVIDED INTEREST IN AND TO SAID TRACT OF LAND. TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCES, ESTATE, TITLE AND INTEREST THERETO BELONGING, TO THE SAID ANNA MAY FOX, HER HEIRS AND ASSIGNS, FOREVER. AND I DO COVENANT WITH THE SAID ANNA MAY FOX THAT I AM LAWFULLY SEIZED AND POSSESSED OF SAID LAND IN FEE SIMPLE; HAVE A GOOD RIGHT TO CONVEY IT, AND THE SAME IS UNENCUMBERED. AND I DO FURTHER COVENANT AND BIND MYSELF, MY HEIRS AND REPRESENTATIVES, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID ANNA MAY FOX, HER HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER. WITNESS MY HAND THIS 4TH DAY OF MARCH, 1927.

ADELAIDE G. FOX.

STATE OF TENNESSEE, DAVIDSON COUNTY.)

PERSONALLY APPEARED BEFORE ME, J. CARLTON LOSER, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE WITHIN NAMED ADELAIDE G. FOX, A WIDOW, THE BARGAINOR, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO ACKNOWLEDGED THAT SHE EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED. WITNESS MY HAND AND OFFICIAL SEAL, AT NASHVILLE, TENNESSEE, THIS