point 175 feet from the north-west corner of Claiborne Street and Cedar Creek Turnpike, running; thence along said Claiborne Street fifty (50) feet to an alley, and from that front running back between parallel lines ninety (90) feet to an alley nine feet wide - being the rear fifty (50) feet off Lots Nos. 305, 306 and 307, in Manr. & Claiborne's Addition to Nashville, plan of which is registered in book No 21 page 85, and being the same property conveyed to the said Lowe and Hall by John Scrivener & wife, by deed dated 19th day of October, 1881, recorded in book No 70, page 385, Register's office, to which reference is hereby made for further description and title. Said conveyors do hereby further convey and relinquish to the conveyee all their right under the Homestead Exemption laws of the State in the above described premises, together with all the privileges and appurtenances thereto belonging. To have and to hold the same to the said Rock City Building and Savings Association, its successors and assigns, forever. And said conveyors hereby covenant with said conveyee, its successors and assigns, that they are lawfully seized of said real estate, have a good right to convey it, that it is unencumbered, and that they will forever warrant and defend the title to the same against all legal claims whatsoever. But the condition of this deed is such that, whereas the said F. L. Lowe and J. J. Hill, who are members of the said Association, and has received Four hundred dollars in advance from it, being the full value of 2 shares of stock, 14 Series, held by them in said Association, and for which they have this day executed their note for like sum to the said Association, bearing six per centum interest, payable in monthly installments according to the tenor of this deed. Now, if the said F. L. Lowe & J. J. Hill shall pay, or cause to be paid, to the said Rock City Building and Savings Association, its successors and assigns, the said sum of Four hundred dollars in monthly installments of Four dollars each on said 2 shares of stock, and interest thereon at the rate of six per centum, in monthly installments of Two dollars, making a total of six dollars due and payable without demand therefor, on the first Saturday of each and every month, and all fines and forfeitures assessed against them by said Association, until said shares shall have been fully paid, and further cause to be punctually paid all taxes and assessments, fire insurance, etc, upon the premises herein conveyed, and keep the same fully insured for the benefit of said Association, and F. Hill and conform to all the requirements of the Constitution and By-laws of said Association, then these presents shall be void. But if they, the said Lowe and Hill, should fail to pay one or more of said payments for six months after the same shall become due, then the said Association, by its Treasurer after giving twenty days' notice by weekly advertisement in a newspaper published in Nashville is hereby authorized and empowered to sell said property at public sale, to the highest bidder for cash, and said Treasurer, as Trustee for us and in our behalf, is hereby fully empowered to make a deed to the same to the pur-

The above covenants by the said F. L. Lowe & J. J. Hill are those usually found in deeds of trust to secure loans made by Building & Loan Associations.

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