[illegible] and to have and to hold
the same to the said Helmut Dumm his heirs and assigns forever.
To have and to hold the said Helmut Dumm that we are
lawfully seized of said land and have a good right to convey
it and that the same is unincumbered. We do further covenant
and bind ourselves our heirs and representatives to warrant
and forever defend the title to the said land and every part
thereof to the said Helmut Dumm his heirs and assigns
against the lawful claims of all persons whatever.
This 6 day of February 1883
Geo H Wells
Catherine Wells

State of Tennessee }
Davidson County } Personally appeared before me C. F. Eastman
Clerk of the County Court of said County the above named Geo H
Wells & Catherine Wells the bargainers with whom I am
personally acquainted and acknowledged that they ex-
ecuted the foregoing instrument for the purposes therein expressed.
And Catherine Wells wife of the said Geo H. Wells having personally
appeared before me privately and apart from her husband,
the said Catherine Wells acknowledged the execution of the said
deed to be her own free act for the purposes therein expressed and
that she signs the same freely and voluntarily and understandingly
without compulsion or constraint from her said husband.
Witness my hand and official seal for the purposes therein expressed. Witness my hand & office
this 6 day of February 1883.
C. F. Eastman Clerk
Seal

Registered Feby 6th 1883 at 2 o'clock P.M.

Helmut Dumm
to
West End Bldg & Loan Ass'n

This indenture witnesseth, that Helmut Dumm and Maggie Dumm
in consideration of two dollars to them in hand paid, and for the
further consideration hereinafter mentioned, do hereby convey
to the West End Building & Savings Association, of Nashville, a Cor-
poration duly incorporated under the laws of the State of Tennessee
its successors and assigns forever, the following described
real estate situated in the County of Davidson and State aforesaid
to wit, Commencing at a point where the Eastern corner of
the lot owned by Elijah R. Wells with Haslam street running
thence Northwardly to an alley, thence with said alley 38½ feet
Eastwardly to a stake, thence Southwardly to Haslam street in
a straight line to a point 38 feet from the commencement of
description in boundary thence Westwardly with beginning
lines the same bought by conveyed to Helmut Dumm by Geo.
H Wells by deed dated 6th day of Feby 1883, registered in book no
page Registers Office to which reference is hereby made for
further description and title. We do hereby further convey and
relinquish to the conveyee all our right under the Homestead
Exemptions Laws of the State of Tennessee on the above described
premises together with all the privileges & appurtenances

Lot on Haslam st

thereto belonging or appertaining to have and to hold the
said premises to the said party of the second part
forever in as fully and amply manner as the same
was held and enjoyed by the said party of the first part before the
making of these presents. But the conveyance of this deed is
made upon the following conditions to wit: That whereas the
said party of the second part is a member of
the said Association and has received a certificate of stock
in the said Association bearing the date of the 6th day of Feby
1883 and ordered by the said Association and for which
the said party of the first part has this day executed and made to the said Asso-
ciation a bond for the payment of Sixty dollars per month
and interest thereon according to the terms of said bond
Now if the said Helmut Dumm shall pay to the said Association
the said monthly installments of Sixty dollars each and every month
and interest thereon at the rate of six per centum per annum according
to the tenor and effect of said bond or obligation amounting in all to the sum of
Three Thousand dollars and shall perform all the conditions
of said bond on his part to be performed then this deed to be void
otherwise to remain in full force and effect. And it is further
agreed that if default shall be made in the payment of any
of said monthly installments of Sixty dollars each or interest
thereon for the space of sixty days after the same shall become due
or if default shall be made in the performance of any of the
conditions of said bond or obligation on the part of the said party
of the first part his heirs or assigns to be performed then
and in either of said cases the said party of the second part
its successors or assigns may proceed to sell the property
hereby conveyed or so much thereof as may be necessary to
pay the amount due on said bond or obligation and all
costs and expenses of such sale including a reasonable attorney's
fee for collecting the same or defending any suit brought
to enjoin such sale and the said party of the first part
hereby waives all right of possession of the said premises
until default shall be made as aforesaid and the said party
of the first part hereby agrees to pay a reasonable rent for
the use of said premises after default shall be made as aforesaid
and the said party of the second part shall be entitled to the
appointment of a receiver to collect the rents and profits
thereof. And the said party of the first part hereby agrees
that all fines and assessments for non-payment of
dues and premiums on said stock and all taxes and assessments
which may be levied or assessed against the said property
hereby conveyed shall be paid by the said party of the first part
before the same become delinquent and in default thereof
the said party of the second part may pay the same and
add the amount so paid to the amount secured by this deed
and the same shall bear interest at the rate of six per centum
per annum from the date of such payment. And the said party
of the first part hereby waives all benefit of the Homestead
Exemption Laws of the State of Tennessee as to the property
hereby conveyed. And it is further agreed that the said party
of the first part shall have the right to redeem the said property
at any time before the sale thereof by paying the amount due
on said bond or obligation with interest and all costs and
expenses. And it is further agreed that the said party of the
first part shall keep the buildings on said premises insured
against loss by fire in the sum of Three Thousand dollars
for the benefit of the said party of the second part and
have been fully paid up assessments for non-payment of
the [illegible] premiums and dues on said stock
have a right to retain out of said insurance money the
amount due on said bond or obligation with interest and
all costs and expenses. But the completion of this deed is
upon the express condition that whereas the said party of
the said Association and has received a certificate of stock
in the said Association bearing the date of the 6th day of Feby
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its successors or assigns may proceed to sell the property
hereby conveyed or so much thereof as may be necessary to
pay the amount due on said bond or obligation and all
costs and expenses of such sale including a reasonable attorney's
fee for collecting the same or defending any suit brought
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first part shall keep the buildings on said premises insured
against loss by fire in the sum of Three Thousand dollars
for the benefit of the said party of the second part and

The West End Building & Savings Association.
By W. H. Wills Pres't
Attest
J. T. Lusty Sec'y

The within deed executed this 6th day of Feby 1883 and was duly registered on the 6th day of Feby 1883 at 2 o'clock P.M.
Geo. H. Wells Reg.