No. 69243, REGISTERED JULY 24th 1915,
A, V, Goodpasture, To Deed Robert Estleman, et al Tr,

FOR AND IN CONSIDERATION of the sum of Two Hundred ($ 200.00) and no/100 DOLLARS paid and to be paid by John, Grant, Monroe, Brown, Winder, McGavock & Robert Estleman, as follows: Thirty five ($35.00) and no/100 Dollars, cash, the receipt of which is hereby acknowledged, and for the remainder the said John, Grant, Monroe, Brown, Winder, McGavock & Robt Estleman,

have executed two (2) promissory notes for Eighty two ($82.50) and no/100

Dollars each, of even date herewith, payable to the order of A, V, Goodpasture, and bearing six per cent interest, from June 15, 1913, with lien retained on the property herein conveyed to secure their payment. The first one of said notes falls due June, 15, 1914, and the others on the 15th day of June 1915, thereafter, unpaid

A, V, Goodpasture

have bargained and sold, and by these presents do transfer and convey unto the said John, Grant, Monroe, Brown Winder McGavock and Robert Estleman, TRs for the Bell Mead Baptist church their successors in trust, heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, as follows:

being lots Nos, Eighty six (86) and Eighty seven (87) in L, H, Davis subdivision of lot 41 cliften Plan as of record in Book 57 page 100 Register's office for Davidson county, Tennessee, said lots Nos, 86 and 87 front fifty (50) -- each on the Easterly side of Woodard Street and extends back between parallel lines 150 feet to an alley

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John, Grant Monroe, Brown, Winder Mcgavock and Robert Estleman, TRs their successors heirs and assigns forever. And I do covenant with the said John, Grant, Monroe, Brown, and Robert Estleman, Trustees 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 said land to the said John, Grant, Monroe, Brown, Winder, McGavock & Robt, Estleman, Trustees, their successors in trust, heirs and assigns, against the lawful claims of all persons whomsoever.

But this conveyance is upon the following conditions, which are a part of the consideration thereof, without which this conveyance would not have been made, viz:

Subject. It is expressly agreed by and between the said John, Grant, Monroe, Brown, Winder Mcgavock and Estleman, TRs and A, V, Goodpasture that if any of said notes shall at any time be unpaid, either in whole or in part, Six (6) months after maturity, all of the notes shall thereupon become due.

The said Grant, Brown, McGavock, Estleman Trs, agree beginning with 1914 taxes to pay all taxes when due; and the said Grant, Brown, McGavock, & Estleman, further agree that if they fail to pay any taxes as agreed, the said A, V, Goodpasture, this, or the lawful holder of said notes may pay the taxes, and in either event the amount paid shall become part of the indebtedness secured by the lien herein reserved, and shall bear interest from the date of payment. If the said Trustees shall fail to repay any premium or taxes and interest within six (6) months from the payment thereof by the said A, V, Goodpasture such failure shall render all of said notes due at the expiration of such time.

The said Trustees further agree that if said notes become due upon any contingency hereinbefore stated, the said A, V, Goodpasture or the lawful owner of said notes then unpaid, after advertising once a week for at least three weeks in some newspaper published in County, the first publication to be made at least twenty days before the sale, shall have authority to sell the property conveyed, by public auction, at the south door of the Courthouse in Nashville, Tennessee, to the highest bidder, for cash, free from the rights of redemption, homestead and dower; to execute a conveyance to the purchaser, and to apply the proceeds of sale—

First, to the payment of any taxes that may be a lien on the property; Second, to the payment of all expenses incident to advertising and selling; Third, to the satisfaction of the indebtedness secured by said vendor's lien, and last, any balance shall be paid to the said Trustees, or their legal representatives.

The said Trustees further agree that the said A, V, Goodpasture may execute the power of sale herein contained without giving bond or taking oath; that the said A, V, Goodpasture, or the lawful owner of any of the notes herein secured, may bid at any sale under said power; and that if the said A, V, Goodpasture becomes the purchaser, the person holding the office of County Court Clerk for said county shall have authority to convey the property to the said A, V, Goodpasture, and the said Trustees further agree that the purchaser may re-enter and take possession of the property without hindrance or delay.

In Witness Whereof, I hereunto set my signature, this 15th day of June 1913.

A, V, Goodpasture

As evidence of our ratification and acceptance of the foregoing terms and conditions, John, Grant, Monroe, Brown, Winder, McGavock, & Robt Estleman, Trs join herein, and subscribe our name s hereto.

This 15th day of June 1913.

Winder, McGavock, John, Grant, Monroe, Brown, Robert Estleman,

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, M. G. Cobb, a Notary Public in and for said County and State, the within named John, Grant, Monroe, Brown, Winder, McGavock & Robt, Estleman Trustees, the bargainor., with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

And

of the said

having appeared before me, privately and apart from husband..., the said

acknowledged the execution of the said instrument to have been done by freely, voluntarily, and understandingly, without compulsion or constraint from said husband..., and for the purposes therein expressed.

Witness my hand and official seal, at Nashville Tennessee, this 12th day of August 1913.

Seal M. G. Cobb, Notary Public.

State of Tennessee)
Montgomery, County) Personally appeared beforeme, Jno. R. Orsborne, Notary in and for said county and state, the within named A, V, Goodpasture 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 official seal, at Clarksville Tennessee, this 20th day of June 1913, Seal. Jno. R. Orsborne, Notary Public, My Commission expires April 16th 1917.

Received July 17th at 9.30 A. M. 1915,
By I.J.H.