NOS. 19660. REGISTER O. SEPTEMBER, 29TH 1920.

CHAS F NEELD AND WIFE, TO C.O. BANDY AND WIFE,

For and in Consideration *of the sum of* ($ 2500.00)

DOLLARS,

TWENTY FIVE HUNDRED, ---

$400.00 FOUR HUNDRED DOLLARS, CASH THE RECEIPT OF WHICH IS, HEREBY ACKNOWLEDGED, ONE NOTE, FOR $500.00 FIVE HUNDRED DOLLARS, DUE IN SEVEN YEARS FROM DATE WITH INTEREST FROM DATE, PAYABLE SEMIANNUALLY, THE REMAINDER ONE ($1600.00) SIXTEEN HUNDRED, DOLLARS, TO BE PAID, IN 60 NOTES OF 20 DOLLARS EACH, WITH, INTEREST FROM DATE THE FIRST TWENTY DOLLAR NOTE, FALLS DUE THE FIRST DAY OF NOV, 1919, AND ONE THE 1ST DAY OF EACH SUCCEEDING MONTH, UNTIL ALL NOTES, ARE PAID, IN FULL WITH INTEREST THE SAID, CHAS T NEELD IS TODAY THE CITY TAX FOR 1919, AND C.O. BANDY, IS TO PAY THE STATE AND COUNTY TAX, FOR 1919, THE SAID C.O. BANDY, AND WIFE MARY IS TO KEEP THE HOUSE INSURED FOR $2000.00 TWO THOUSAND DOLLAR, AND THE POLICY TO BE HELD BY CHAS T NEELD, AS SECURITY,

In case any one of said notes remains unpaid for THREE, months after its maturity, all of the notes then unpaid shall immediately become due and payable; and said CHAS T NEELD AND WIFE LOUISE NEELD, , or the lawful holder of said notes remaining unpaid, is hereby authorized and empowered to sell said property, at public auction, at the south door of the Courthouse in Nashville, Tennessee, or on the premises, at his or her election, to the highest bidder for cash, or partly for cash and partly on time, or wholly on time, as he or she may elect, free from the right of repurchase or equity of redemption and free from homestead and dower, and said sale shall be advertised in some newspaper published in the City of Nashville once a week for at least four weeks; and whenever a sale of the premises is made hereunder, said CHAS T NEELD AND WIFE LOUISE NEELD, , or the lawful holder of said notes, shall have the right to execute a deed conveying the property to the purchaser, and the proceeds of said sale shall be applied to the payment of all taxes and public charges that may be a lien on said property, and all taxes or public charges that may have been advanced or paid by said CHAS NEELD AND WIFE LOUISE NEELD, , or the holder of said notes; to the payment of all expenses, including reasonable attorney's fees, incident to selling said property and the enforcement of said lien and incurred in any litigation that may arise of or concerning the protection and the enforcement of the rights and interests of said CHAS T NEELD AND WIFE LOUISE NEE , or the holder of said notes; to the payment and satisfaction of said notes and interest; and the balance, if any, is to be paid to said conveyee, his or her representatives or assigns. It is understood, and is hereby expressly declared, that the right of sale hereinbefore granted is intended as a cumulative remedy additional to the remedies now or that may be hereafter allowed by law, and that the same shall not be deemed in any manner whatsoever to deprive said CHAS NEELDAND WIFE LOUISE NEELD, , or the holder of said notes, of any legal or equitable remedy by judicial proceedings, consistent with the provisions of these presents, according to the true intent and meaning thereof; and whenever and in case legal proceedings shall be instituted for the enforcement of the lien herein reserved and declared, and for the protection of the rights of said CHAS T NEELD AND WIFE LOUISE NEELD, , or the holder of said notes, and the sale of said premises, reasonable counsel fees shall be paid and shall be added to the debt herein and hereby secured.

WE,

have this day bargained and sold, and by these presents do transfer and convey, unto the said

C O.BANDY, AND WIFE MARY BANDY,

THEIR

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, as follows:

BEING LOT NO 113, IN THE ELECTRIC CAR CO'S 40 ACRES OF LAND, CALLED THE UNITED ELECTRIC RY, PLAN AS OF RECORD IN BOOK NO 161, PAGE 8, REGISTER'S OFFICE FOR DAVIDSON CO., TENN., AND BEING THE SAME LAND, CONVEYED TO CHAS T NEELD AND WIFE, BY R.D.BUCHANAN AND WIFE, AND RECORDED IN BOOK NO 420, PAGE 209, R.O.D.C.TENNESSEE, SAID LOT FRONTS, 50 FEET ON THE NORTH SIDE OF ASHWORTH AVENUE AND RUNS, 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* C.O.BANDY AND WIFE MARY BANDY, THEIR,

heirs and assigns, forever. And WE- *do covenant with the said* C.O.BANDY AND WIFE MARY BANDY, *that* WE ARE, *lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered. And* WE.

do further covenant and bind OURSELVES OUR, *heirs and representatives, to warrant and forever defend the title to said land to the said* C.O.BANDY AND WIFE, MARY BANDY,

THEIR, *heirs and assigns, against the lawful claims of all persons whomsoever.*

Witness OUR *hand* S *this* 3RD *day of* NOV, 1919,

Witness

CHAS T NEELD,
LOUISE NEELD,
C.O.BANDY,
MARY BANDY,

State of Tennessee,
DAVIDSON COUNTY.

Personally appeared before me, R. W. BRATTON, *a Notary Public in and for said County and State, the within-named.* CHAS T NEELD, AND LOUISE NEELD, AND C.C.BANDY AND MARY BANDY,

the bargainor S, with whom I am personally acquainted, and who acknowledged that executed the annexed instrument for the purposes therein contained.

And LOUISE NEELD AND MARY BANDY, WIVES,

of the said XXXXXX CHAS NEELD, AND C.O.BANDY,

having personally appeared before me privately and apart from her husband, the said LOUISE NEELD, AND MARY BANDY,

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

Witness my hand and official seal, at Nashville, Tennessee, this 14TH *day of* OCT, 1919,

(SEAL) R.W.BRATTON,

Notary Public.

State of Tennessee,
DAVIDSON COUNTY.

Personally appeared before me, , *a Notary Public in and for said County and State, the within-named*

the bargainor , with whom I am personally acquainted, and who acknowledged that executed the annexed instrument for the purposes therein contained.

And

of the said

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

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

Witness my hand and official seal, at Nashville, Tennessee, this day of

Notary Public.

U.S. REV STAMPS, $2.50
REC'D 23 SEPTEMBER 1920 AT 3:30 O'CLOCK P.M