NUMBER 36570 RECORDED OCTOBER 5TH, 1945.

W.L.LOCKHART ET UX.-----TO---- HOWARD F. BACHMAN ET UX.

FOR AND IN CONSIDERATION of the sum of ($ 3800.00) XMXXXXXXXXM

THIRTY EIGHT HUNDRED AND NO/100 DOLLARS

$1300.00 CASH IN HAND THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND FOR THE REMAINDER THE SAID KATE BUSH BACHMAN HAS THIS DAY EXECUTED HER FIVE PROMISSORY NOTES PAYABLE TO THE ORDER OF HERSELF, AND ENDORSED BY HER ,EACH BEING IN THE AMOUNT OF FIVE HUNDRED AND NO/100 ($500.00) DOLLARS, DUE RESPECTIVELY ON OR BEFORE 1,2,3,4, & 5 YEARS AFTER DATE, WITH INTEREST AT SIX PER CENT (6%) PAYABLE SEMI- ANNUALLY, TO SECURE THE PAYMENT OF WHICH NOTES AND INTEREST , A LIEN IS HEREBY EXPRESSLY RETAINED ON THE PROPERTY HEREIN CONVEYED. THE SELLER IS TO PAY THE 1945 STATE AND COUNTY TAXES ON THE PROPERTY HEREIN CONVEYED.

I declare that I have received payment of the within claim in full. This 10 June 1945.

Attest J. P. Wilson COMPTROLLER Geo I Waddey

OR INTEREST PAYMENTS

In case any one of said notes remains unpaid for TWO months after its maturity, all of the notes then unpaid shall immediately become due and payable; and ~~said~~ W.L.LOCKHART AND WIFE BEATRICE

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 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 W.L.LOCKHART AND WIFE , 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 W.L. LOCKHART AND WIFE , 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 interest of said W.L.LOCKHART AND WIFE , 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 the same shall not be deemed in any manner whatsoever to deprive said W.L.LOCKHART AND WIFE , 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 W.L.LOCKHART AND WIFE , 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. SAID HOWARD F.BACHMAN AND WIFE~~E~~KATE BUSH BACHMAN AGREES TO KEEP THE BUILDING INSURED IN SOME RELIABLE INSURANCE COMPANY TO FURTHER SECURE THE ABOVE DEBT.

WE. W.L.LOCKHART AND WIFE BEATRICE LOCKHART,

have this day bargained and sold, and by these presents do transfer and convey, unto the said HOWARD F. BACHMAN AND WIFE KATE BUSH BACHMAN THEIR,

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

ATRACT OF LAND IN THE 11TH FORMERLY 19TH CIVIL DISTRICT OF DAVIDSON COUNTY,TENNESSEE, BEING A PART OF LOT NO.1 ON THE PLAN OF THE GLEAVES LAND, OF RECORD INBOOK 42,PAGE 643, REGISTER'S OFFICE FOR SAID COUNTY,DESCRIBED AS FOLLOWS; BEGINNING AT THE SOUTHEAST INTERSECTION OF THE DICKERSON PIKE AND HALL'S LANE, THENCE WITH THE SOUTH LINE OF HALL'S LANE SOUTH 79-¼° EAST 300 FEET TO A POINT; THENCE SOUTH 20-¾° WEST 200 FEET TO A POINT; THENCE NORTH 79-¼° WEST 300 FEET TO THE EAST MARGIN OF THE DICKERSON PIKE THENCE WITH THE MARGIN OF THE SAME NORTH 20-¾° EAST 200 FEET TO THE POINT OF THE BEGINNING. BEING THE SAME PROPERTY CONVEYED TO BEATRICE LOCKHART BY DEED FROM ELIZABETH COLLINS, A WIDOW, OF RECORD IN BOOK 1166, PAGE 45, SAID REGISTER'S OFFICE.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said HOWARD F. BACHMAN AND WIFE KATE BUSH BACHMAN THEIR

heirs and assigns, forever. And WE do covenant with the said HOWARD F.BACHMAN AND WIFE KATE BUSH BACHMAN 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,W.L.LOCKHART AND WIFE BEATRICE LOCKHART,

do further covenant and bind OURSELVES OUR

heirs and representatives, to warrant and forever defend the title to said land to the said HOWARD F.BACHMAN AND WIFE KATE BUSH BACHMAN THEIR heirs and assigns, against the lawful claims of all persons whomsoever.

Witness OUR hand S this 20TH day of SEPTEMBER 1945.

Witness

BEATRICE LOCKHART,
W.L.LOCKHART,

STATE OF TENNESSEE,
DAVIDSON COUNTY.

Personally appeared before me, GEO I WADDEY , a Notary Public in and for said County and State, the within-named W.L.LOCKHART AND WIFE BEATRICE LOCKHART, the bargainor S , with whom I am personally acquainted, and who acknowledged that THEY executed the annexed instrument for the purposes therein contained.

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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 20TH day of SEPTEMBER 1945.

U.S.R.S. $ 4.40

MY COMMISSION EXPIRES OCT. 11, 1945 (SEAL) GEO I.WADDEY Notary Public.

RECEIVED OCTOBER 4TH, 1945. AT 12;30 P.M. FC.

XXXXXXXXXXXXXXXXXXXXXXXXXXXX
DAVIDSON COUNTY.

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

XX Notary Public.

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