NUMBER 57796 RECORDED JULY 2ND, 1935, KATE BRINGHURST CLARKE, TO MAME S. PETRONE

36

I declare that I am the true and lawful holder of the note described herein and secured by the lien retained in the deed to which this is attached, and that the same has been fully paid, satisfied and discharged, and I hereby request the Register of Davidson County, Tennessee, to release the same. This ... day of ... 1935.

Attest: ...

INSTALLMENT DEED

975

FOR AND IN CONSIDERATION of the sum of FIVE THOUSAND & 00/100 ($5,000.00) DOLLARS
of which ONE THOUSAND ($1,000.00) DOLLARS has been paid in cash to me by
MAME S. PETRONE, receipt of which is hereby acknowledged, and for the remainder
FOUR THOUSAND & 00/100 ($4,000.00) DOLLARS
the said MAME S. PETRONE ASSUMES AND AGREES TO PAY A NOTE DATED MAY 7, 1934, FOR $2,000.00 DUE THREE YEARS AFTER DATE WITH INTEREST AT THE RATE OF SIX PER CENT PER ANNUM PAYABLE SEMI-ANNUALLY SECURED BY DEED OF TRUST EXECUTED BY KATE BRINGHURST CLARKE TO R.W. BRATTON TRUSTEE OF RECORD IN BOOK 849 PAGE 190 REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE AND FOR THE BALANCE THE SAID MAME S. PETRONE HAS EXECUTED HER TWO PROMISSORY NOTES OF EVEN DATE HEREWITH IN THE AMOUNT OF $1,000.00 EACH AND PAYABLE TO THE ORDER OF KATE BRINGHURST CLARKE THE FIRST NOTE FALLS DUE ON OR BEFORE ONE YEARS AFTER DATE AND THE SECOND AND LAST NOTE FALLS DUE ON OR BEFORE TWO YEARS AFTER DATE.

COUNTY OF DAVIDSON
BOOK NO. 1634 PAGE NO. 1
R.O.D.C. TENN.

~~All of~~ said notes bearing six per cent interest from date, PAYABLE SEMI-ANNUALLY and providing for payment of attorney's fees; and to secure the payment of said notes, principal and interest, and attorney's fees, a lien is expressly retained on the land herein conveyed I, KATE BRINGHURST CLARKE A WIDOW have this day bargained and sold, and do hereby transfer and convey, unto the said MAME S. PETRONE HER heirs and assigns, certain real estate in Davidson County, Tennessee, as follows: BEING LOTS NOS. 9 10 AND THE WESTERLY 41 FEET OF LOT NO. 11 ON THE PLAN OF GEORGE SHIELDS SUBDIVISION OF LOTS 45 AND 46 BOYD COCKRILL SPRING TRACT AS OF RECORD IN BOOK 57 PAGE 51, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 9 FRONTS 54 FEET ON THE SOUTHERLY SIDE OF POSTON STREET, AND RUNS BACK BETWEEN PARALLEL LINES WITH THE EASTERLY MARGIN OF 28TH AVENUE NORTH FORMERLY FAIRGROUND AVENUE 140 FEET TO AN ALLEY SAID LOT NO. 10 FRONTS 55 FEET ON THE SOUTHERLY SIDE OF POSTON STREET AND RUNS BACK BETWEEN PARALLEL LINES 140 FEET TO AN ALLEY. SAID PART OF LOT NO. 11 FRONTS 41 FEET ON THE SOUTHERLY SIDE OF POSTON STREET AND RUNS BACK BETWEEN PARALLEL LINES 140 FEET TO AN ALLEY. SAID PROPERTY WAS DEVISED TO KATE BRINGHURST CLARKE UNDER THE WILL OF WALTER H. CLARKE PROBATED APRIL 28, 1930 OF RECORD IN WILL BOOK 46, PAGE 459, COUNTY COURT FOR SAID COUNTY.
TAXES FOR THE YEAR 1935 ASSUMED BY PURCHASER.
THE SAID KATE BRINGHURST CLARKE HEREBY QUIT CLAIMS ALL RIGHT TITLE AND INTEREST THAT SHE MAY HAVE ON THE 14 FOOT ALLEY LYING EAST OF THE PROPERTY HEREIN CONVEYED BEING THE EASTERLY14 FEET OF LOT NO. 11 IN THE ABOVE MENTIONED PLAN.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said MAME S. PETRONE HER heirs and assigns, forever, I, covenant that I AM lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is unencumbered.

I, further covenant and bind MYSELF MY heirs and representatives, to warrant and forever defend the title to said real estate to said MAME S. PETRONE HER heirs and assigns, against the lawful claims of all persons.

And now, for the purpose of better and more effectually securing the payment of said lien notes, and rendering unnecessary court proceedings for the enforcement of said lien in the event of the nonpayment of said notes as they mature, as hereinafter provided, and for the consideration of One Dollar to US in hand paid WE, the said MAME S. PETRONE AND HUSBAND JOHN PETRONE do hereby transfer and convey unto DORRIS S. LOVENTHAL, Trustee, his successors and assigns, the real estate herein before described, with the appurtenances, estate, title, and interest thereto belonging, for the purposes aforesaid only.