NUMBER 75032 RECORDED AUG. 4, 1936. E. BEAN, ET UX TO L. L. SANDLIN, ET UX. 154

24008 MARSHALL & BRUCE CO. NASHVILLE

INSTALLMENT DEED

1006

FOR AND IN CONSIDERATION of the sum of EIGHT HUNDRED FIFTY AND NO/100 ($850.00) DOLLARS

of which TWO HUNDRED AND NO/100 ($200.00) DOLLARS has been paid in cash by L. L. SANDLIN AND WIFE, EFFIE LEE SANDLIN, the receipt of which is hereby acknowledged, and for the remainder OF SIX HUNDRED FIFTY AND NO/100 ($650.00) DOLLARS

the said L. L. SANDLIN AND WIFE, EFFIE LEE SANDLIN

HAVE EXECUTED THEIR FORTY-FOUR JOINT PROMISSORY NOTES OF EVEN DATE HEREWITN, THE

FIRST FORTY-THREE BEING FOR THE SUM OF FIFTEEN AND NO/100 DOLLARS ($15.00) EACH AND

THE LAST OR FORTY-FOURTH NOTE BEING FOR the SUM OF FIVE AND NO/100 DOLLARS ($5.00)

THE FIRST NOTE BEING DUE ONE MONTH FROM DATE HEREOF AND ONE NOTE DUE ON OR BEFORE

THE FIRST OF EACH MONTH THEREAFTER UNTIL ALL ARE PAID,

I do declare that I am the true and lawful holder of the claim secured by the instrument within recorded, and that the amount therein mentioned is justly due and owing to me. This 25 day of August 1936 Edgar Bean Sallie Bean Edgar

all of said notes bearing six per cent interest from date, 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

E. BEAN AND WIFE, SALLIE BEAN

have this day bargained and sold, and do hereby transfer and convey, unto the said L. L. SANDLIN AND WIFE, EFFIE LEE SANDLIN, THEIR heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING LOT NO. 14 IN THE PLAN OF EASTMORELAND PLACE, AS OF RECORD IN BOOK 161, PAGE 170, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 14 FRONTS 50 FEET ON THE SOUTH SIDE OF LUCILE STREET AND RUNS BACK BETWEEN PARALLEL LINES 140 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO E. BEAN AND WIFE, SALLIE BEAN FROM D. W. REPP AND WIFE, ELLA REPP AS OF RECORD IN BOOK 509, PAGE 694.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said L. L. SANDLIN AND WIFE, EFFIE LEE SANDLIN, THEIR heirs and assigns, forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is unencumbered., EXCEPT TAXES FOR THE YEAR 1936 WHICH THE PURCHASER ASSUMES AND AGREES TO PAY.

WE further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said real estate to said L. L. SANDLIN AND WIFE, EFFIE LEE SANDLIN, THEIR 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 L. L. SANDLIN AND WIFE, EFFIE LEE SANDLIN, do hereby transfer and convey unto C. VERNON HINES, 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.