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 non-payment of said notes as they mature, as hereinafter provided, and for the consideration of One Dollar to HUM in hand paid
WE, the said WILLIAM AND LEATHANNA LINDSLEY,

do hereby transfer and convey unto L.MASSEY, , 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.

WE, the said WILLIAM AND LEATHANNA LINDSLEY, , do hereby agree to keep all buildings now on, or to be hereafter erected on said property, insured in some reliable fire insurance company or companies for at least the sum of $ ITS INSURABLE VALUE until the notes herein secured are fully paid, and to have the loss, if any, made payable on the policy or policies to said Trustee for the benefit of the lawful owner and holder of said notes, as his interest may appear.

WE further agree to keep the improvements on said property in good repair and preservation, and to pay all taxes and assessments thereon, and to pay them when due; and in case WE fail to do either, then the said Trustee or the lawful owner and holder of said notes, or any of them, may do any or all of these things and charge and treat the sum or sums so expended as part of the indebtedness secured therein, the same to bear interest from the date of such payment.

Now, if WE, the said WILLIAM AND LEATHANNA LINDSLEY, , shall pay the notes aforesaid when due, according to their terms, and pay taxes, keep up repairs, and keep said premises insured as aforesaid, then this trust conveyance shall be of no further force or effect. But if WE fail to pay any one of said notes or part thereof promptly at maturity, or if, failing to pay taxes, keep up repairs, or keep said premises insured as herein provided, WE fail to reimburse the Trustee or lawful owner and holder of said notes for all sums, with interest, so expended by said Trustee or lawful owner and holder of said notes, within thirty days from date of such payment, this trust conveyance shall remain in full force and effect, and at the option of the lawful owner and holder of said notes, or any of said notes then past due and unpaid, all remaining unpaid notes shall become due and payable at once without notice, and the said Trustee or his successor in trust is hereby authorized and empowered, upon giving twenty days' notice by three publications in any newspaper, daily or weekly, published in Davidson County, Tennessee, to sell said property at the south door of the Courthouse in said County to the highest bidder, for cash, at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions of every kind, which are hereby expressly waived; and the said Trustee or his successor in trust is authorized and empowered to execute and deliver a deed to the purchaser. The creditor may bid at any sale under this trust conveyance.

WE agree that the Trustee may, at any time after default in payment of any one of said notes, enter and take possession of said property, and shall only account for the net rents actually received by him. WE further agree that in the event the Trustee fails before selling said property as herein provided, to enter and take possession thereof, the purchaser shall be entitled to immediate possession thereof upon delivery to him by the Trustee of a deed for said property. In case of sale hereunder, the proceeds will be applied by the Trustee as follows:

1st. To the payment of all costs, charges, and expenses of executing this conveyance and enforcing said lien, as herein provided; also reasonable attorney's fees for advice in the premises, or for instituting or defending any litigation which may arise on account of the execution of this conveyance or the enforcement of said lien; also the expenses of any such litigation.
2nd. To the payment of all taxes which may be unpaid on said premises.
3rd. To the payment of all unpaid notes herein secured, and any and all sums expended in the protection of said property, as herein authorized.
4th. The residue, if any, will be paid to WILLIAM AND LEATHANNA LINDSLEY, representatives or assigns.

In case of the death, absence, inability, or refusal to act of said Trustee at any time when action under the foregoing power and trusts may be required, the lawful owner and holder of said lien notes, or if more than one, then the first-maturing unpaid note, is hereby authorized and empowered to name and appoint a successor to execute this trust by an instrument in writing, to be recorded in the Register's Office for Davidson County, Tennessee, and the title herein conveyed to L.MASSEY, Trustee, shall be vested in said successor.

Said Trustee shall execute this trust without being required to give bond, and he shall not be required to file any account of settlement in relation to his trusteeship.

In Witness Whereof, We, the said N. MCK. BRYAN
and WILLIAM LINDSLEY AND LEATHANNA LINDSLEY, HIS WIFE, , hereunto set out hands at OLD HICKORY, , Tennessee, this the 15 day of AUGUST, , 1936.

N.MCK BRYAN
DAISEY SIMPSON BRYAN
WILL LINDSLEY
LEATHANNA LINDSLEY

STATE OF TENNESSEE, DAVIDSON COUNTY.

~~Acknowledgment Before Notary Public~~

Personally appeared before me, THOS.H.PATTON, , a Notary Public in and for said County and State, the within-named WILL LINDSLEY & LEATHANA LINDSLEY, the bargainor S, with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

And X having appeared before me privately and apart from X husband, the said X, of the said by freely, voluntarily, and understandingly, without compulsion or constraint from said husband, acknowledged the execution of the said instrument to have been done, and for the purposes therein expressed.

Witness my hand and official seal at OLD HICKORY, TENN. this 1 day of SEPT. , 1936.

My commission expires APR. 7, 1937.

(Seal) THOS.H.PATTON,
Notary Public.

U.S.R.S. $1.00.

RECD OCT. 3, 1936 AT 11:05 A.M.

INSTALLMENT DEED

1020

For and in Consideration of the sum of ONE HUNDRED THIRTY-FIVE AND 00/100 DOLLARS
of which THIRTY-FIVE & 00/100 ($35.00) DOLLARS
has been paid in cash by MRS. MAMIE B. COX (A WIDOW) , the receipt of which is hereby acknowledged, and for
the remainder OF ONE HUNDRED AND 00/100 ($100.00) DOLLARS
the said MRS. MAMIE B. COX

HAS OF EVEN DATE HEREWITH EXECUTED HER TWENTY (20) PROMISSORY MONTHLY NOTES, PAYABLE TO THE ORDER OF THE NAWAKWA HILLS ESTATES, INC., ONE ON OR BEFORE MONTHLY FROM DATE HEREOF, THE PRINCIPAL SUM BEING FIVE & 00/100 ($5.00) DOLLARS, EACH, WITH SIX (6%) PERCENT INTEREST PER ANNUM ON UNPAID BALANCE COMPUTED AND ADDED TO THE FACE OF EACH ONE OF SAID MONTHLY NOTES, MAKING THE FIRST ONE OF SAID NOTES, PRINCIPAL AND INTEREST IN THE SUM OF FIVE & 50/100 ($5.50) DOLLARS, AND EACH SUCCEEDING NOTE IN THE SUM OF TWO AND ONE-HALF CENTS (2½¢) LESS THAN THE PRECEEDING NOTE, UNTIL ALL OF SAID TWENTY (20) NOTES ARE PAID IN FULL.

AND FOR FURTHER CONSIDERATION, THE SAID MRS. MAMIE B. COX ASSUMES AND AGREES TO PAY ALL STATE AND COUNTY TAXES FOR THE YEAR 1936.

ALL OF SAID NOTES BEARING SIX PER CENT INTEREST FROM MATURITY ONLY AND PROVIDING FOR PAYMENT OF ATTORNEY FEES, AND TO SECURE THE PAYMENT OF SAID NOTES, PRINCIPAL AND INTEREST, AND ATTORNEY FEES, A LIEN IS EXPRESSLY RETAINED ON THE LAND HEREIN CONVEYED, NAWAKWA HILLS ESTATES, INC., (A TENNESSEE CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF TENNESSEE, HAS THIS DAY BARGAINED AND SOLD, AND DO HEREBY TRANSFER AND CONVEY UNTO THE SAID MRS. MAMIE B. COX,HER HEIRS AND ASSIGNS, CERTAIN REAL ESTATE IN DAVIDSON COUNTY, TENNESSEE, AS FOLLOWS:

BEING LOT NO. 11 ON THE MAP OR PLAN OF NAWAKWA HILLS POWWOW ADDITION, SECTION NO. ONE AS OF RECORD IN BOOK 843, PAGE 79, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 11 FRONTS FIFTY (50) FEET ON THE WESTERLY SIDE OF WHOOPEE TRAIL AND EXTENDS BACK BETWEEN PARALLEL LINES 149 FEET TO A ONE-FOOT RESERVED STRIP. SAID LOT NO. 11 BEING PART OF THE SAME PROPERTY CONVEYED TO NAWAKWA HILLS ESTATES, INC., BY DEED FROM CHAS. U. COGGIN & SONS, INC., OF RECORD IN BOOK 981, PAGE 603, SAID REGISTER'S OFFICE.

I declare that I am the true and lawful holder of the claim secured by this deed, and that I have received the satisfaction thereof and discharge the same in full. This ... day of ... 1936

To Have and to Hold said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said MRS. MAMIE B. COX, HER heirs and assigns, forever, IT covenants that IT IS lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is unencumbered., EXCEPT AS HEREINBEFORE SET OUT. IT further covenants and binds ITSELF, ITS SUCCESSORS ~~heirs~~ and representatives, to warrant and forever defend the title to said real estate to said MRS. MAMIE B. COX,HER heirs and assigns, against the lawful claims of all persons.