I, , the said ESTHER G. DONALDSON WIFE OF MARK DONALDSON JR. , 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 $ -- 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.

I, 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 I, 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 I, , the said ESTHER G. DONALDSON WIFE OF MARK DONALDSON JR. , 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 I, 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, I, 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.

I, 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. I, 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 ESTHER G. DONALDSON WIFE OF MARK DONALDSON JR. 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 E.A. WORTHAM 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 E.L. HAMPTON AND WIFE LULU R. HAMPTON

and ESTHER G. DONALDSON WIFE OF MARK DONALDSON JR
at NASHVILLE, , Tennessee, this the 20TH day of APRIL , 193 7 . , hereunto set our hands

E.L.HAMPTON
LULU R. HAMPTON, N
ESTHER G. DONALDSON

ACKNOWLEDGMENT BEFORE NOTARY PUBLIC

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, HERBERT PETTEY , a Notary Public in and for said County and State, the within named E.L. HAMPTON AND WIFE LULU R. HAMPTON , with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the bargainor S purposes therein contained.

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

Witness my hand and official seal at Nashville, Tennessee, this 3, day of MAY , 1937

My commission expires JULY 12, 1938

(Seal) HERBERT PETTEY
Notary Public.

STATE OF TENNESSEE. DAVIDSON COUNTY
PERSONALLY APPEARED BEFORE ME C. H. PAMPLIN A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE THE WITHIN NAMED ESTHER G. DONALDSON THE BARGAINOR WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO ACKNOWLEDGED THAT SHE EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED
WITNESS MY HAND AND OFFICIAL SEAL AT NASHVILLE TENN. THIS 5, DAY OF MAY 1937
(SEAL) C.H. PAMPLIN
NOTARY PUBLIC
U.S.R.S 3.50¢
MY COMMISSION EXPIRES OCT. 7, 1940
RECD MAY 5, 1937 AT 10;52 A.M.

INSTALLMENT DEED

FOR AND IN CONSIDERATION of the sum of FORTY-FIVE HUNDRED ($4500.00) AND 00/100 DOLLARS of which SEVEN HUNDRED ($700.00) AND 00/100 DOLLARS has been paid in cash by L.M.MCINTIRE SR., AND WIFE IDA GERTRUDE MCINTIRE, the receipt of which is hereby acknowledged, and for the remainder THIRTY-EIGHT HUNDRED ($3800.00) AND 00/100 DOLLARS the said L.M.MCINTIRE SR., AND WIFE, IDA GERTRUDE MCINTIRE,

HAVE EXECUTED THEIR 106 JOINT PROMISSORY NOTES, OF EVEN DATE HEREWITH, PAYABLE TO THE ORDER OF H.B.CARVER MONTHLY. THE PRINCIPAL SUM OF 105 OF SAID NOTES IS FOR $36.00 EACH, AND THE 106TH., OR LAST NOTE IS FOR $20.00, NONE OF SAID NOTES BEAR INTEREST UNTIL AFTER MATURITY, THE INTEREST HAVING BEEN COMPUTED AND ADDED TO THE FACE OF SAID NOTES, MAKING THE FIRST NOTE FOR THE SUM OF $55.00, AND EACH SUCCEEDING NOTE FOR EIGHTEEN CENTS (.18) LESS THAN THE PRECEEDING NOTE., EXCEPT THE LAST WHICH IS FOR $20.10.

THE FIRST OF SAID NOTES FALLS DUE MAY 20, 1937, AND THE OTHERS, ONE ON THE 20TH., DAY OF EACH MONTH THEREAFTER UNTIL ALL ARE PAID.

AND PROVIDING FOR PAYMENT OF ATTORNEY FEES, AND TO SECURE THE PAYMENT OF SAID NOTES, PRINCIPAL AND ATTORNEY FEES, A LIEN IS EXPRESSLY RETAINED ON THE LAND HEREIN CONVEYED, TO L.M.MCINTIRE SR., AND WIFE IDA GERTRUDE MCINTIRE

WE, H.BARNETT CARVER AND WIFE, LOIS B.CARVER, HAVE THIS DAY BARGAINED AND SOLD, AND DO HEREBY TRANSFER AND CONVEY UNTO THE SAID L.M. MCINTIRE, SR., AND WIFE, IDA GERTRUDE MCINTIRE, THEIR HEIRS AND ASSIGNS, CERTAIN REAL ESTATE IN DAVIDSON COUNTY, TENNESSEE, AS FOLLOWS:

BEING LOT NO.2 ON AN UNRECORDED MAP OF THE H.B.CARVER LAND, LOCATED ON THE NORTH SIDE OF THE LEBANON ROAD IN THE 3RD., CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, CONTAINING 4.15 ACRES, MORE OR LESS, ACCORDING TO SURVEY OF S.M. MCMURRAY SURVEY CO. AND DESCRIBED AS FOLLOWS:

BEGINNING AT A STAKE IN THE NORTH MARGIN OF THE LEBANON ROAD, 200 FEET EAST OF THE SOUTHEASTERLY CORNER OF THE BRYAN PROPERTY; THENCE NORTH 37° WEST 891.7 FEET TO A STAKE IN THE SOUTH LINE OF THE MERRITT LAND SAID STAKE BEING 100 FEET FROM THE EAST LINE OF THE MERRITT LAND; THENCE WITH THE SOUTH LINE OF SAID MERRITT LAND SOUTH 89° EAST 340 FEET TO A STAKE THENCE SOUTH 31° EAST 668.7 FEET TO A STAKE IN THE SOUTH MARGIN OF THE LEBANON ROAD; THENCE WITH THE SOUTH MARGIN OF THE LEBANON ROAD WEST, 200 FEET TO THE PLACE OF BEGINNING, AND BEING PART OF THE SAME PROPERTY CONVEYED TO H.BARNETT CARVER BY DEED FROM S.P.GIBSON AND WIFE OF RECORD IN BOOK 999, PAGE 343, R.O.D.C.TENN.

I declare that I am

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said L.M.MCINTIRE SR., AND WIFE, IDA GERTRUDE MCINTIRE, 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.

WE further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said real estate to said L.M.MCINTIRE SR., AND IDA GERTRUDE MCINTIRE, 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 BY , the said L.M.MCINTIRE SR., AND WIFE, IDA GERTRUDE MCINTIRE, do hereby transfer and convey unto JOE L.JENKINS, , 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.