WE , the said MATTIE B.DONNELL AND HUSBAND, F.F.DONNELL, , do hereby agree to SUITABLE TO THE OWNERS AND HOLDERS OF SAID NOTE 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 $ 650.00 FIRE AND WINDSTORM 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.

W E 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 MATTIE B.DONNELL , 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 MATTIE B.DONNELL, HER HEIRS, 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 ALBERT H. THOMAS, 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~~ NASHVILLE TRUST COMPANY, TRUSTEE AS AFORESAID, HAS CAUSED THIS INSTRUMENT TO BE EXECUTED BY ITS DULY AUTHORIZED OFFICERS, AND ITS CORPORATE SEAL TO BE AFFIXED and MATTIE B.DONNELL AND HUSBAND, F.F.DONNELL, , hereunto set our hands at NASHVILLE, , Tennessee, this the 28TH day of SEPTEMBER, , 1940 .

(SEAL) NASHVILLE TRUST COMPANY, TRUSTEE AS AFORESAID.

ATTEST: W.W.MCNEILLY, SECRETARY.

BY CHAS.NELSON, PRESIDENT.

MATTIE B.DONNELL.
F.F.DONNELL.

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, RUTH F.WILLIAMS, , a Notary Public in and for said County and State, the within named MATTIE B.DONNELL AND HUSBAND, F.F.DONNELL, the bargainorS , with whom I am personally acquainted, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

And , of the said having appeared before me privately and apart from husband , the said , 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 28TH day of SEPTEMBER, 19 40.

My commission expires OCT. 23, 1943.

(Seal) RUTH F.WILLIAMS, Notary Public.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

PERSONALLY APPEARED BEFORE ME, BERNICE WALTEMATE, A NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID, CHAS.NELSON AND W.W.MCNEILLY, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO UPON OATH ACKNOWLEDGED THEMSELVES TO BE THE PRESIDENT AND SECRETARY, RESPECTIVELY, OF THE NASHVILLE TRUST COMPANY, THE BARGAINOR, A CORPORATION, AND THAT THEY AS SUCH PRESIDENT AND SECRETARY, BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT ON BEHALF OF SAID CORPORATION, AS TRUSTEE, FOR THE PURPOSES THEREIN CONTAINED, BY SIGNING THE NAME OF THE CORPORATION, AS SUCH TRUSTEE, BY THE SAID CHAS.NELSON, AS PRESIDENT, AND BY AFFIXING ITS CORPORATE SEAL AND ATTESTING THE SAME, BY THE SAID W.W.MCNEILLY, AS SUCH SECRETARY.

WITNESS MY HAND AND OFFICIAL SEAL AT NASHVILLE, TENNESSEE, THIS 2 DAY OF OCTOBER, 1940.

(SEAL) BERNICE WALTEMATE, NOTARY PUBLIC.

MY COM.EX. OCT. 8, 1941.

U.S.R.S. $1.10
RECD OCT.2ND, 1940 AT 3:30 P M
MM

EAST, MARRILL & BOYCE CO. NASHVILLE

INSTALLMENT DEED

Book No. 1169

FOR AND IN CONSIDERATION of the sum of TWO THOUSAND TWO HUNDRED ($2,200.00) AND NO/100 DOLLARS of which ONE HUNDRED ($100.00) AND NO/100 DOLLARS has been paid in cash by J.W. FORGY AND WIFE, CLEO FORGY , the receipt of which is hereby acknowledged, and for the remainder XXXXX the said TWO THOUSAND ONE HUNDRED ($2,100.00) AND NO/100 DOLLARS

THE SAID J.W. FORBY AND WIFE, CLEO FORGY HAVE EXECUTED THEIR 150 JOINT PROMISSORY NOTES, OF EVEN DATE HEREWITH, FOR THE PRINCIPAL SUM OF $14.00 EACH, BUT THE INTEREST HAS BEEN COMPUTED AND ADDED INTO THE FACE OF SAID NOTES MAKING THE FIRST NOTE FOR $24.50 AND EACH SUCCEEDING NOTE DECREASING 7 CENTS LESS THAN THE PRECEDING NOTE; THE FIRST NOTE FALLING DUE NOVEMBER 1, 1940 AND THE OTHERS MONTHLY THEREAFTER, AND PAYABLE TO THE ORDER OF F.R. HESTER AND WIFE, MAMYE W. HESTER

F.R. HESTER AGREES TO PAY THE LAST $30.00 NOTE AND THE $480.00 NOTE AND INTEREST, SECURED BY DEED OF TRUST EXECUTED BY JOHN G. PAGE TO CHAS.F. LOVELL, TRUSTEE, OF RECORD IN BOOK 934, PAGE 313, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I declare that I am the true and lawful holder of the claim secured by the instrument within recorded, and hereby acknowledge the satisfaction thereof and discharge of the lien to secure the same in full. This 2 day of April 1953

Attest: T B Wilson DEPUTY REGISTER

3rd Nat'l Bank
By Wilmore Jr

MATURITY

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

WE, F.R. HESTER AND WIFE, MAYME W.HESTER

have this day bargained and sold, and do hereby transfer and convey, unto the said J.W. FORGY AND WIFE, CLEO FORGY, THEIR heirs and assigns, certain real estate in Davidson County, Tennessee. as follows:

BEING THE WESTERLY 48 FEET OF LOT NO.7 ON THE MAP OF NOLEN HEIGHTS, AS OF RECORD IN BOOK 332, PAGE 122, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF LOT NO.7 FRONTS 48 FEET ~~on~~ on THE SOUTHERLY SIDE OF THE ANTIOCH PIKE, FORMERLY THE MILL CREEK VALLEY PIKE AND RUNS BACK BETWEEN PARALLEL LINES 160 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO F.R. HESTER BY DEED FROM JOHN G. PAGE, OF RECORD IN BOOK 1011, PAGE 372, SAID REGISTER'S OFFICE.

TAXES FOR THE YEAR 1940 TO BE PRO-RATED.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said J.W. FORGY AND WIFE, CLEO FORGY, 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 J.W. FORGY AND WIFE, CLEO FORGY, 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 J.W. FORGY AND WIFE, CLEO FORGY do hereby transfer and convey unto O.L. COLLEY , 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.