WE , the said B.R. BORNSTEIN AND WIFE, OPAL D.BORNSTEIN , 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 $ 1000.00 AGAINST BOTH FIRE AND WIND/STORM 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 B.R. BORNSTEIN AND WIFE, OPAL D. BORNSTEIN , 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, IF 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 B.R. BORNSTEIN AND WIFE OPAL D.BORNSTEIN 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 B.ROY KENNEDY, JR 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 WILLIAM L.DAVIS AND WIFE, NONA M.DAVIS and B.R. BORNSTEIN AND WIFE, OPAL D. BORNSTEIN , hereunto set our hands at NASHVILLE , Tennessee, this the 14TH day of APRIL , 19 41 .

WILLIAM L.DAVIS
NONA M.DAVIS
B.R.BORNSTEIN
OPAL D.BORNSTEIN

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, B.R. KENNEDY , a Notary Public in and for said County and State, the within named WILLIAM L.DAVIS AND WIFE, NONA M.DAVIS AND B.R. BORNSTEIN AND WIFE OPAL D.BORNSTEIN the bargainor S , 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 14TH day of APRIL 19 41.

My commission expires JULY 10 1943

(Seal) B.R. KENNEDY
Notary Public.

U.S.R.S. $1.65

REC'D APRIL 19,1941 AT 10:47 A.M.

L.P.

INSTALLMENT DEED

Book No. 1179

FOR AND IN CONSIDERATION of the sum of TWO THOUSAND AND FIVE HUNDRED DOLLARS of which THREE HUNDRED DOLLARS has been paid in cash by TAYLOR HOPSON AND WIFE, MILDRED R./HOPSON, the receipt of which is hereby acknowledged, and for the remainder TWO THOUSAND, TWO HUNDRED DOLLARS the said TAYLOR HOPSON AND WIFE, MILDRED R. HOPSON, HAVE EXECUTED THEIR ONE HUNDRED AND TEN PROMISSORY NOTES, FOR TWENTY DOLLARS EACH, DATED APRIL 16,1941, AND DUE AND PAYABLE, TO THE ORDER OF WILLIAM EDWARD HARRIS, ON OR BEFORE EVERY THIRTY DAYS FROM DATE, BEARING INTEREST FROM DATE, AND SIX PER CENT PER ANNUM, THE FIRST ONE OF SAID NOTES, FALLING DUE, ON OR BEFORE MAY 16, 1941, AND THE LAST OF SAID NOTES FALLING DUE, ON OR BEFORE JUNE 16,1950,

I declare that I am the owner 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 24 day of Jy 1947.

Attest: J.P.Wilson DEPUTY REGISTER

William Edward Harris

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

I, WILLIAM EDWARD HARRIS, A WIDOWER,

have this day bargained and sold, and do hereby transfer and convey, unto the said TAYLOR HOPSON AND WIFE, MILDRED R. HOPSON, THEIR heirs and assigns, certain real estate in Davidson County, Tennessee. as follows:

"BEING THE NORTHERLY PART OF LOT NO.14 ON THE PLAN OF SATTERWHITE'S PLAN OF W.B. COOPER'S ADDITION, AS OF RECORD IN BOOK 332, PAGE 100, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:-

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT NO.14, AT THE INTERSECTION OF AN ALLEY WITH 20TH AVENUE NORTH, THENCE WESTERLY ALONG THE SOUTHERLY MARGIN OF SAID ALLEY, 128.9 FEET, MORE OR LESS, TO THE EASTERLY MARGIN OF ANOTHER ALLEY MARKED "CLOSED", ON THE PLAN OF THIS PROPERTY; THENCE SOUTHERLY WITH THE SAME 35 FEET; THENCE EASTERLY 131 FEET, ~~TO THE BEGINNING~~, More or less to the westerly Margin of 20th Av North; thence Northerly with the same 35 feet to the beginning BEING PART OF THE SAME PROPERTY CONVEYED TO J.FRED HATHCOCK BY DEED FROM J.TYREE FAIN, TRUSTEE, OF RECORD IN BOOK 881, PAGE 22, SAID REGISTER'S OFFICE AND BEING THE SAME PROPERTY CONVEYED TO LAURA MARTIN BATTLE BY J.FRED HATHCOCK AND WIFE, HAZEL HATHCOCK, BY DEED DATED THE 31ST DAY OF MARCH, 1941 AND REGISTERED ON SAID REGISTER'S OFFICE, IN BOOK 853, PAGE 234, TO WHICH REFERENCE IS HERE MADE, AND BEING THE SAME PROPERTY CONVEYED BY DEED DEC 4, 1940 BY MRS. LAURA MARTIN BATTLE HARRIS TO WILLIAM EDWARD HARRIS, HER HUSBAND WHICH DEED IS REGISTERED IN BOOK 1160 PAGE 334, TO WHICH REFERENCE IS HEREBY MADE.

THE PURCHASERS AGREE TO PAY 3/4 OF THE STATE AND COUNTY AND CITY TAX, FOR THE YEAR 1941, BEING GIVEN POSSESSION OF SAID ABOVE DESCRIBED PROPERTY IMMEDIATELY.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said TAYLOR HOPSON AND WIFE, MILDRED R. HOPSON, THEIR 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 TAYLOR HOPSON AND WIFE, MILDRED R.HOPSON, 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 TAYLOR HOPSON AND WIFE, MILDRED R. HOPSON do hereby transfer and convey unto JESSE W.SPARKS , 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.