WE , the said DR.WILLIAM HADLEY FAULKNER AND WIFE, PRINCIE MATHIS FAULKNER, 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 $ AS AGREED 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 DR.WILLIAM HADLEY FAULKNER AND WIFE, PRINCIE MATHIS FAULKNER, 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 DR.WILLIAM HADLEY FAULKNER AND WIFE, PRINCIE MATHIS FAULKNER, - 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 JAY G.STEPHENSON, 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 DR. WILLIAM HADLEY FAULKNER AND WIFE, PRINCIE MATHIS FAULKNER,

and STANDARD HOMES, INC., BY ITS DULY AUTHORIZED OFFICER , hereunto set our hands at NASHVILLE, , Tennessee, this the 25 day of AUGUST , 19 42 .

(NO SEAL) STANDARD HOMES, INC.
BY J.MAX.COWAN, PRESIDENT

DR.WILLIAM HADLEY FAULKNER
PRINCIE MATHIS FAULKNER

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, JOE W.RIVES, , a Notary Public in and for said County and State, the within named DR.WILLIAM HADLEY FAULKNER AND WIFE, PRINCIE MATHIS FAULKNER,

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 28 day of AUGUST 19 42 .

My commission expires JULY 6, 1943. (Seal) JOE W.RIVES,
Notary Public.

STATE OF TENNESSEE, COUNTY OF DAVIDSON.

BEFORE ME, JOE W.RIVES, A NOTARY PUBLIC OF THE STATE AND COUNTY AFORESAID, PERSONALLY APPEARED J.MAX COWAN, WITH WHOM I AM PERSONALLY ACQUAINTED, AND WHO UPON OATH ACKNOWLEDGED HIMSELF TO BE PRESIDENT OF THE STANDARD HOMES, INC., THE WITHIN NAMED BARGAINOR, A CORPORATION, AND THAT HE AS SUCH PRESIDENT, BEING AUTHORIZED SO TO DO, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED BY SAID J.MAX COWAN SIGNING THE NAME OF THE CORPORATION BY HIMSELF AS PRESIDENT, SAID CORPORATION HAVING NO CORPORATE SEAL.
WITNESS MY HAND AND SEAL AT OFFICE IN NASHVILLE, TENNESSEE, THIS THE 28 DAY OF AUGUST, 1942.
(SEAL) JOE W.RIVES, NOTARY PUBLIC.
MY COMMISSION EXPIRES JULY 6TH, 1943.

~~STATE OF TENNESSEE, DAVIDSON COUNTY.~~

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the bargainor , with whom I am personally acquainted, and who acknowledged that 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 day of 19 .

My commission expires Seal
Notary Public.

U.S.R.S. $0.55
RECD AUGUST 31, 1942 AT 10:54 A.M.

NUMBER 68350 RECORDED SEPTEMBER 1ST, 1942.
MRS. CLIFTON ET VIR., TO LEON T.WHITT, ET UX.

68350 MARSHALL & BRUCE CO. NASHVILLE

INSTALLMENT DEED

Book No. 1250

FOR AND IN CONSIDERATION of the sum of THREE THOUSAND THREE HUNDRED FIFTY AND NO/100 DOLLARS of which TWO THOUSAND SIX HUNDRED FIFTY AND NO/100 - - - DOLLARS has been paid in cash by LEON T.WHITT AND WIFE, EDNA WHITT, , the receipt of which is hereby acknowledged, and for the remainder SEVEN HUNDRED AND NO/100 - - - DOLLARS the said LEON T.WHITT AND WIFE, EDNA WHITT,

EXECUTED THEIR 29 JOINT PROMISSORY NOTES OF EVEN DATE HEREWITH THE PRINCIPAL AMOUNT OF THE FIRST 28 NOTES IS $24.00 EACH AND THE PRINCIPAL AMOUNT OF THE LAST AND 29TH NOTE IS $28.00, THE INTEREST HAS BEEN COMPUTED AT THE RATE OF 6% AND ADDED TO THE FACE OF EACH NOTE, THE FIRST NOTE BEING FOR THE SUM OF $27.50, AND DECREASING 12 CENTS ON EACH NOTE THEREAFTER EXCEPT THE LAST OR 29TH NOTE WHICH IS FOR $28.12.

SAID NOTES SHALL BE SECONDARY AND SUBORDINATE TO A MORTGAGE IN THE SUM OF $1800.00 SECURED BY A DEED OF TRUST TO W.H.HAYNES, TRUSTEE, OF RECORD IN BOOK __, PAGE __, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

AFTER 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, NORA CLIFTON AND HUSBAND, A.C.CLIFTON,

have this day bargained and sold, and do hereby transfer and convey, unto the said LEON T.WHITT AND WIFE, EDNA WHITT, THEIR heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING LOTS NOS. 52, 53, 54 AND 55 ON THE MAP OF J.G.GRISSIM'S WHEELER AVENUE ADDITION, NOT OF RECORD, DESCRIBED ACCORDING TO A SURVEY MADE BY BLANDARD AND PARRIS, SURVEYORS, APRIL __, 1939, AS FOLLOWS:

BEGINNING ON THE SOUTHERLY MARGIN OF WHEELER AVENUE AT A POINT 297.5 FEET WEST OF THE WESTERLY LINE OF THE FREED LAND, SAID POINT BEING THE CORNER OF LOTS NOS. 55 AND 56; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, SOUTHWARDLY 205.2 FEET TO THE NORTHERLY LINE OF THE TIBB'S PROPERTY; THENCE WITH SAID LINE, NORTH 88° WEST 100 FEET TO THE CORNER OF LOTS NOS. 51 AND 52; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, NORTHWARDLY 206.9 FEET TO THE SOUTHERLY MARGIN OF WHEELER AVENUE; THENCE WITH SAID AVENUE, EASTWARDLY 100 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO NORA CLIFTON BY DEED FROM J.G.GRISSIM AND WIFE, OF RECORD IN BOOK 1139, PAGE 247, REGISTERS OFFICE FOR SAID COUNTY.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN AN INSTRUMENT EXECUTED BY MRS. CYNTHIA GRISSIM OF RECORD IN BOOK 1113, PAGE 345; AND IN AN INSTRUMENT RECORDED IN BOOK 1163, PAGE 470, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TAXES FOR THE YEAR 1942 TO BE PRO-RATED.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said LEON T.WHITT AND WIFE, EDNA WHITT, 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 LEON T.WHITT AND WIFE, EDNA WHITT 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 LEON T. WHITT AND WIFE, EDNA WHITT,

do hereby transfer and convey unto MRS. FRANCES ROBERTS, , 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.