WE, , the said ROBERT R. NEELY AND WIFE MILDRED H. NEELY , 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 $ NONE 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.

---- 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 ----- 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 ROBERT R. NEELY AND WIFE MILDRED H. NEELY , 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 --- 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, E 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 ROBERT R. NEELY AND WIFE MILDRED H. NEELY 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 JOHN L. OHEE 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 , hereunto set our hands and

at , Tennessee, this the day of , 19 .

(SEAL)

(SEAL)

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.

INSTALLMENT DEED

Book No. 1295

FOR AND IN CONSIDERATION of the sum of $1200.00 TWELVE HUNDRED & NO/100 DOLLARS

of which TWO HUNDRED FORTY & NO/100 DOLLARS has been paid in cash by WILLIAM L. SHELTON AND WIFE SURENE SHELTON , the receipt of which is hereby acknowledged, and for the remainder

$960.00 DOLLARS

NINE HUNDRED SIXTY & NO/100

the said WILLIAM L. SHELTON AND WIFE, SURENE SHELTON HAVE EXECUTED AND DELIVERED THEIR SIXTY PROMISSORY NOTES EACH IN THE PRINCIPAL SUM OF $16.00 WITH THE INTEREST AT 6% PER ANNUM BEING PRORATED AND ADDED INTO THE FACE OF EACH MAKING THE FIRST IN THE SUM OF $20.80 AND EACH SUCCEEDING NOTE BEING $2 LESS, THE LAST NOTE BEING IN THE SUM OF $16.08, ALL OF SAID NOTES BEING PAYABLE MONTHLY AND CONSECUTIVELY, FIRST NOTE BEING DUE THIRTY DAYS FROM ITS DATE.

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 7 day of June 1944

Attest: W. M. Finney DEPUTY REGISTER

Ethel White

JESSE A. FORTNEY

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, DENNIE J. WHITMAN UNMARRIED MAN

have this day bargained and sold, and do hereby transfer and convey, unto the said WILLIAM L. SHELTON AND WIFE SURENE SHELTON

heirs and assigns, certain real estate in Davidson County, Tennessee, as follows: A CERTAIN TRACT OR PARCEL OF LAND IN THE 16TH WARD OF THE CITY OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE, RECORDED AS FOLLOWS:

BEGINNING ON THE EASTERLY MARGIN OF 4TH AVENUE SOUTH, AS WIDENED, AT A POINT 75 FEET SOUTH OF THE SOUTHERLY MARGIN OF CURNEY, FORMERLY LOVE STREET; THENCE AT RIGHT ANGLES SOUTHERLY 25.4 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF THE WELL-TILLE WILLIAMS SUBDIVISION, AS OF RECORD IN BOOK 141, PAGE 30, REGISTER'S OFFICE FOR SAID COUNTY; THENCE WESTERLY WITH SAID NORTHERLY LINE 50 FEET TO THE NORTHEAST CORNER OF THE PROPERTY CONVEYED TO JERRY FRY BY DEED FROM MILDRED H. NEELY, WIFE OF, AS OF RECORD IN BOOK 49, PAGE 87, REGISTER'S OFFICE; THENCE WITH SAID FRY'S NORTHERLY LINE WESTERLY 287.9 FEET, MORE OR LESS, TO THE EASTERLY MARGIN OF THE ALLEY; THENCE WITH SAID EASTERLY MARGIN OF SAID ALLEY NORTH 25 DEGREES EAST TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO GRANTOR BY DEED OF RECORD IN BOOK 1281, PAGE 30, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said heirs and assigns, forever, covenant that lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is unencumbered.

further covenant and bind heirs and representatives, to warrant and forever defend the title to said real estate to said 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 in hand paid , the said do hereby transfer and convey unto , 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.