AND I , the said CHAS.U.COGGIN, TRUSTEE - - - - - - - - - - , 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 $ INSURABLE VALUE 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 CHAS.U.COGGIN, TRUSTEE - - - - - - - - - - , 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, OR IF 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 CHAS.U.COGGIN, TRUSTEE, HIS - - 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 ARCHIE SMITH - - - 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 KATIE J.CORBITT AND HUSBAND JOHN C.CORBITT - -

and CHAS.U.COGGIN, TRUSTEE, - - - - - , hereunto set our hands

at NASHVILLE , Tennessee, this the 5TH day of SEPTEMBER , 19 44.

KATIE J.CORBITT

JOHN.C.CORBITT

CHAS.U.COGGIN,TRUSTEE

STATE OF TENNESSEE, DAVIDSON COUNTY.

Personally appeared before me, J.M.RICHARDSON , a Notary Public in and for said County and State, the within named KATIE J.CORBITT AND HUSBAND, JOHN C.CORBITT, AND CHAS.U.COGGIN,TRUSTEE - - the bargainor - -, with whom I am personally acquainted, and who acknowledged that THEY - - - executed the within instrument for the purposes therein contained.

And X , of the said X 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 8 day of SEPTEMBER 19 44.

My commission expires JULY 12, 1947.

(Seal) J.M.RICHARDSON,

Notary Public.

U.S.R.S. $0.55

RECD SEPT. 8, 1944 AT 3:35 P M

NUMBER 11892 RECORDED SEPT. 11, 1944.

METHODIST BENEVOLENT ASSOCIATION TO GEORGE P.DANCE, ET UX.

INSTALLMENT DEED

Book No. 1304

FOR AND IN CONSIDERATION of the sum of THIRTY-THREE HUNDRED EIGHTY-THREE AND SIXTY CENTS ($3,383.60) DOLLARS

of which FIVE HUNDRED NINETY-FOUR & 00/100 -------- DOLLARS has been paid in cash by GEORGE P. DANCE AND WIFE, RUBY J. DANCE , the receipt of which is hereby acknowledged, and for the remainder TWENTY-SEVEN HUNDRED EIGHTY-NINE & 60/100 ---------- DOLLARS the said GEORGE P.DANCE AND WIFE, RUBY J.DANCE,

HAVE EXECUTED PAYABLE TO THE METHODIST BENEVOLENT ASSOCIATION THEIR 155 LIEN NOTES FOR $18 EACH AND ONE FOR $17.60 ALL DATED JUNE 1, 1944 AND EACH OF SAID LIEN NOTES TO BE FOR $18 PLUS INTEREST AT 6% ON THE SAID $2,789.60, OR THE UNPAID BALANCE OF SAME EACH MONTH, EXCEPT THE LAST, WHICH IS TO BE FOR $17.60 PLUS SAID INTEREST.

I declare that I am the true and lawful holder of the claim secured by the instrum within recorded, and hereby acknowledge the satisfaction thereof and discharge of the li to secure the same in full. This 11 day of Sept 1954

Attest: T.B. Wilson DEPUTY REGISTER

FIRST FEDERAL SAVINGS & LOAN ASSN. OF NASHVILLE

By: Leslie E. Fowell ASST VICE PRESIDENT

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, THE METHODIST BENEVOLENT ASSOCIATION,

have this day bargained and sold, and do hereby transfer and convey, unto the said

GEORGE P.DANCE AND WIFE, RUBY J.DANCE,

-- heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

A LOT FRONTING 50 FEET ON THE NORTH SIDE OF WOODLAND STREET IN NASHVILLE,TENN., HAVING THEREON A 10 ROOM, 2 STORY, STUCCO VENEER RESIDENCE AT CITY NO. 629 WOODLAND, COMPOSED OF TWO LOTS; THE FIRST LOT BEING THE WESTERN HALF OF LOT 17 AND THE EASTERN 10 FEET OF LOT NO.18 IN BLOOD'S ADDITION TO NASHVILLE, A PLAN OF WHICH IS OF RECORD IN PLAN BOOK 21, PAGE 5, OF THE REGISTERS OFFICE OF DAVIDSON COUNTY,TENNESSEE. SAID PARTS OF LOTS NOS. 17 AND 18 FRONT TOGETHER 35 FEET ON THE NORTHERLY SIDE OF WOODLAND STREET IN NASHVILLE, TENNESSEE, AND EXTEND BACK BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY; AND BEING THE SAME LOTS CONVEYED TO A.R.TALLMAN AND WIFE, NELLIE M., BY DEED OF RECORD IN BOOK 484, PAGE 11 OF SAID REGISTERS OFFICE.

THE SECOND LOT BEING THE EASTERN FIFTEEN FEET OF THE WESTERN 40 FEET OF BLOCK 18 IN HENRY BLOOD'S ADDITION TO EDGEFIELD, NOW EAST NASHVILLE,TENNESSEE, A PLAN OF WHICH IS OF RECORD IN PLAN BOOK 21, PAGE 5, OF SAID REGISTERS OFFICE. SAID PROPERTY FRONTS 15 FEET ON THE NORTHERLY SIDE OF WOODLAND STREET IN EAST NASHVILLE, TENNESSEE, AND RUNS BACK NORTHERLY BETWEEN PARALLEL LINES 170 FEET TO AN ALLEY; AND IS PART OF THE PROPERTY PURCHASED BY GEO.E.GLICK AND WIFE, PAULINE, IN THE CASE OF OSCAR WEBB STALEY AGAINST HENRY SHEPARD STALEY AND OTHERS - THE DECREE VESTING TITLE IN THEM BEING ENTERED IN MINUTE BOOK ___, PAGE ___ OF PART TWO OF THE CHANCERY COURT OF DAVIDSON COUNTY, TENNESSEE; AND BEING THE SAME PROPERTY CONVEYED TO ALBERT R.TALLMAN AND WIFE BY DEED DATED FEB. 2, 1923 BY GEO.E.GLICK AND WIFE, AND OF RECORD IN BOOK 636, PAGE 444, R.O. D.C.,TENNESSEE.

THIS BEING THE SAME PROPERTY CONVEYED TO US, THE METHODIST BENEVOLENT ASSOCIATION, BY A.R.TALLMAN AND WIFE, NELLIE M., JUNE 10, 1931 BY DEED OF RECORD IN BOOK 882, PAGE 88, OF THE R.O.D.C.,TENNESSEE.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said GEORGE P.DANCE AND WIFE, RUBY J.DANCE, -- 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, EXCEPT FOR 1944 TAXES WHICH CONVEYEES AGREE TO PAY.

WE further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said real estate to said DANCE AND WIFE, 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 GEORGE P.DANCE AND WIFE, RUBY J.DANCE,

do hereby transfer and convey unto NOAH W.COOPER, , 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.