INSTALLMENT DEED

Book No. 1314

FOR AND IN CONSIDERATION of the sum of --- $1300.00 ---- THIRTEEN HUNDRED & NO/100--- DOLLARS

of which ($500.00) FIVE HUNDRED & NO/100 -------- DOLLARS has been paid in cash by

BEAUREGARD THOMPSON AND WIFE SAMANTHIA THOMPSON, the receipt of which is hereby acknowledged, and for the remainder

($800.00) EIGHT HUNDRED & NO/100 ------ DOLLARS

the said BEAUREGARD THOMPSON AND WIFE SAMINTHIA THOMPSON

HAVE EXECUTED AND DELIVERED THEIR FIFTY (50) MONTHLY NOTES EACH IN THE PRINCIPLE SUM OF ($16.00) SIXTEEN AND NO/100 DOLLARS, WITH INTEREST COMPUTED AND ADDED INTO THE FACE OF EACH NOTE, MAKING THE FIRST NOTE IN THE SUM OF ($20.00) TWENTY & NO/100 DOLLARS, EACH SUCCEEDING NOTE REDUCING MONTHLY EIGHT (8) CENTS, MAKING THE LAST IN THE SUM OF ($16.08) SIXTEEN AND 08/100 DOLLARS, ALL OF SAID NOTES BEING DATED FEB.1, 1945 PAYABLE TO THE ORDER OF BEULAH DRAKE.

...are that I am the holder of the claim secured by the instrument within ...ed, and hereby acknowledge the satisfaction thereof and discharge of the lien to secure the same in full. This 21 day of Jan 1947.

Attest: J. P. Wilson DEPUTY REGISTER A. M. Hagan Jr.

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

I BEULAH DRAKE
A WIDOW;

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

BEAUREGARD THOMPSON AND WIFE SAMANTHIA THOMPSON

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

BEGINNING ON THE EASTERLY MARGIN OF 4TH AVENUE SOUTH, AS WIDENED, AT A POINT 37½ FEET SOUTH OF THE SOUTHERLY MARGIN OF CARNEY, FORMERLY CASS STREET; THENCE AT RIGHT ANGLES EASTERLY 152.6 FEET, MORE OR LESS, TO THE WESTERLY LINE OF THE PROPERTY CONVEYED TO SARAH BROOKS BY DEED FROMSARAH T.CARNEY LEHI, OF RECORD IN BOOK 876, PAGE 187, REGISTERS OFFICE FOR SAID COUNTY; THENCE WITH SAID BROOKS' WESTERLY LINE, SOUTHWARDLY 37½ FEET TO THE NORTHERLY LINE OF THE MAGGIE CARNEY LOT; THENCE WITH SAID LINE, WESTWARDLY 153.6 FEET, MORE OR LESS, TO THE EASTERLY MARGIN OF 4TH AVENUE SOUTH, AS WIDENED; THENCE WITH SAME, NORTHWARDLY 37½ FEET, MORE OR LESS, TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO MRS. BEULAH DRAKE BY DEED FROM MRS. ETTA HOWELL, OF RECORD IN BOOK 1284, PAGE 423, SAID REGISTERS OFFICE.

CITY, STATE AND COUNTY TAXES FOR THE YEAR 1945 BEING PRORATED IN SETTLEMENT ARE ASSUMED BY THE PURCHASERS.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said BEAUREGARD THOMPSON AND WIFE SAMANTHIA THOMPSON -- 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 I MYSELF MY heirs and representatives, to warrant and forever defend the title to said real estate to said BEAUREGARD THOMPSON AND WIFE SAMANTHIA THOMPSON, 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 ME, the said BEAUREGARD THOMPSON AND WIFE SAMANTHIA THOMPSON do hereby transfer and convey unto WILLIAM O.LEE, 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.