NUMBER 67811
HORACE EAKES AND WIFE,
GLADYS VIRGINIA EAKES

INSTALLMENT DEED

Book No. 1414

RECORDED AUGUST 13, 1946
-TO- FLOYD R. MARLIN
($2,650.00)

FOR AND IN CONSIDERATION of the sum of TWO THOUSAND SIX HUNDRED FIFTY AND NO/100/ DOLLARS

of which ONE THOUSAND TWO HUNDRED FIFTY AND NO/100 ($1,250.00) DOLLARS has been paid in cash by

FLOYD R. MARLIN , the receipt of which is hereby acknowledged, and for the remainder

ONE THOUSAND FOUR HUNDRED AND NO/100 ($1,400.00) DOLLARS
the said FLOYD R. MARLIN AND WIFE KATHERINE MARLIN HAVE EXECUTED THEIR JOINT PROMISSORY NOTE BEARING

EVEN DATE HEREWITH REPAYABLE IN ANNUAL INSTALLMENTS OF TWO HUNDRED AND NO/100 DOLLARS

($200.00)

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 11 day of July 1952

Attest: F. L. Wilson II
DEPUTY REGISTER

Horace Eakes

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 fees, a lien is expressly retained on the land herein conveyed WE, HORACE EAKES AND WIFE GLADYS VIRGINIA EAKES

have this day bargained and sold, and do hereby transfer and convey, unto the said FLOYD R. MARLIN,

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

A CERTAIN TRACT OR PARCEL OF LAND IN THE 4TH, FORMERLY THE 16TH CIVIL DISTRICT AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE MOUTH OF BENJAMIN CASTLEMAN'S LANE, RUNNING THENCE WITH A ROAD SOUTH 1-3/4 DEGREES WEST 110 POLES AND 14 LINKS TO A STAKE; ANN CASTLEMAN'S NORTHEAST CORNER AND IN THE WEST BOUNDARY LINE OF TRACT NO. 2 AS DESCRIBED IN A DEED FROM TOM W. POINTER, TRUSTEE TO JOHN S. JENKINS AND WIFE, OF RECORD IN BOOK 1023, PAGE 542, REGISTER'S OFFICE FOR SAID COUNTY, THENCE WITH CASTLEMAN'S NORTH LINE, NORTH 88¼ DEGREES WEST 81 POLES AND 11½ LINKS, MORE OR LESS, TO THE SOUTHEAST CORNER OF A 15-ACRE TRACT CONVEYED TO J. W. HENRY AND WIFE BY DEED OF RECORD IN BOOK 452, PAGE 11, SAID REGISTER'S OFFICE; THENCE WITH HENRY'S EAST LINE NORTH 51.5 POLES MORE OR LESS TO SAID HENRY'S NORTHEAST CORNER, AND TO F. L. MARTIN'S SOUTH LINE; THENCE WITH MARTIN'S SOUTH LINE, NORTH 88 DEGREES EAST 54.7 POLES MORE OR LESS TO MARTIN'S SOUTHEAST CORNER; THENCE WITH MARTIN'S EAST LINE, NORTH 6 DEGREES EAST 53 POLES TO A STAKE, SAID F. L. MARTIN'S NORTHEAST CORNER AND IN MACK DODSON'S SOUTH LINE; THENCE WITH DODSON'S SOUTH LINE NORTH 88-3/4 DEGREES EAST 24 POLES 10½ LINKS TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO H. A. EAKES AND WIFE GLADYS VIRGINIA EAKES, BY DEED FROM JOHN S. JENKINS AND WIFE OF RECORD IN BOOK 794, PAGE 139, SAID REGISTER'S OFFICE.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the said FLOYD R. MARLIN, HIS heirs and assigns, forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. EXCEPT FOR 1946 TAXES WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE HEREIN.

WE further covenant and bind OURSELVES, OUR heirs and representatives, to warrant and forever defend the title to said real estate to said FLOYD R. MARLIN, HIS 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 FLOYD R. MARLIN AND WIFE, KATHERINE MARLIN do hereby transfer and convey unto ALEX FIRTLE, SR., 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.