K 1732

Form 1004 70155

INSTALLMENT DEED

FROM
Benjamin Harrison Ingram

TO
Samuel Buford and wife,
Nevada Buford

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 8 day of Aug A. D. 1949
at 12:21 o'clock P M.
Noted in Book 70 Page 148
Recorded in Book Page
Recording Fee $2.00
By C. McKinley Dept. Reg.

Published by
T.F.

for the convenience of Attorneys at Law.

For and in Consideration of the sum of Five Thousand Five Hundred and No/100 ----------($5,500.00)---------- Dollars,

of which Five Hundred and No/100 ----------($500.00)---------- Dollars,

has been paid in cash by Samuel Buford and wife, Nevada Buford,

the receipt of which is hereby acknowledged, and for the remainder Five Thousand and No/100 ----------($5,000.00)---------- Dollars,

the said Samuel Buford and wife, Nevada Buford hereby assume and agree to pay Three Thousand Twenty Five and No/100 dollars ($3,025.00) which is the present principal balance of a first mortgage, secured by vendor's lien retained in deed of record in Book 1579, page 68, Register's Office for Davidson County, term; the next payment on said mortgage being due on September 1, 1949 and being in the amount of $27.50 and all subsequent payments to increase 12½ cents per month, including principal and interest at 6% per annum, until the entire amount, both principal and interest has been paid in full. AND FOR THE REMAINDER IN THE AMOUNT OF ONE THOUSAND NINE HUNDRED SEVENTY FIVE AND NO/100 dollars ($1,975.00) the said Samuel Buford and wife, Nevada Buford, have executed TWO PROMISSORY NOTES OF EVEN DATE HEREWITH payable to the order of Benjamin Harrison Ingram, the first being in the amount of $50.00 payable on or before October 6, 1949 plus interest at the rate of 6% per annum; the second in the amount of One Thousand Nine Hundred Twenty Five and No/100 dollars ($1,925.00) payable in monthly installments as follows, namely: on the 6th day of September, 1949 the sum of Fifteen and 50/100 dollars ($15.50) and thereafter on or before the 6th day of each succeeding month an amount 12½ cents less than the preceeding payment, to be applied first to payment of interest at the rate of 6% per annum on the principal sum, or so much as shall from time to time remain unpaid, and the balance to be applied to payment of the principal sum; and when said first mortgage shall have been paid in full the payments on the second mortgage shall increase to $43.00 per month, until the entire amount, principal & interest, is paid in full.

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, I, Benjamin Harrison Ingram, an unmarried man

have this day bargained and sold, and do hereby transfer and convey unto the said Samuel Buford and wife, Nevada Buford, their heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the North 60 feet of the South 110 feet of Lot No. 9 on the Map of Georgia Industrial Realty Company's Plan of Lots, as of record in Book 421, page 188, Register's Office for said County.
Said part of said lot fronts 60 feet on the west side of 23rd Avenue North and runs back between parallel lines 210 feet to a dead line.
Being the same property conveyed to Benjamin Harrison Ingram by deed from Chester H. Shockney and wife, Hazel E. Shockney, of record in Book 1731, Page 137, Register's Office for Davidson County, Tennessee.

cont. from [illegible] PARTIAL RELEASE

2 Apr 1963

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