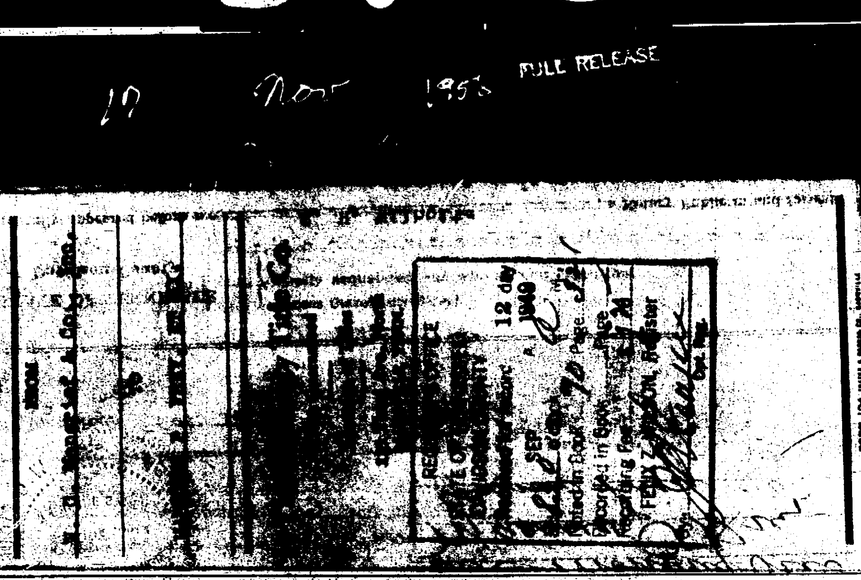
1756

10 Nov 1953 FULL RELEASE

INSTALLMENT DEED



For and in consideration of the sum of Two Hundred fifty and

no/100 [$2,250.00] Dollars,

of which Two Hundred Fifty and no/100 ($250.00) - - - - - - - - - - Dollars,

has been paid in cash by Maurice P. Frey and wife, Annie Frey,

the receipt of which is hereby acknowledged, and for the remainder of Two Thousand and

no/100 [$2,000.00] - Dollars,

the said Maurice P. Frey and wife, Annie Frey, have executed their two (2) promissory notes of even date herewith in the sum or amount of $200.00 each, the first of which matures six months after date, and one each six months thereafter until all are paid, and have also executed their promissory interest notes of even date herewith, the first or which is in the sum of $60.00, and matures six months after date, and each interest note maturing semi-annually thereafter decreases in the sum of $3.00, all of said notes, both principal and interest being payable to the order of W. C. Moncrief & Company, Inc.,

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, W. C. Moncrief & Company, Inc., a Tennessee corporation, has this day bargained and sold, and do hereby transfer and convey unto the said Maurice P. Frey and wife, Annie Frey, their - - - - - - - - - - heirs and assigns, certain real estate in Davidson County, Tennessee, as follows: Lots Nos. 5, 6, 7, 11, 12, 13, and 14 in the W. H. Tinnin Subdivision described according to a survey made October 11, 1948, by J. R. Scott, Surveyor.

Lots Nos. 5, 6 and 7 front together 300 feet, or 100 feet each, on the west side of Tennessee Highway U. S. 41 and run back between parallel lines 250 feet to a dead line, and show 300 feet on the rear line.

Lots Nos. 11, 12, 13 and 14 front 100 feet each, or 400 feet together, on the east side of the Old Dickerson Pike, and run back 310 feet on the south line and 270 feet on the north line and show 400 feet on the rear line.

All of said lots being part of the same property conveyed to W. C. Moncrief & Company, Inc., by deed of record in Book 1646, page 615, Register's Office of said County.

The above described lots are conveyed subject to the following restrictions which are covenants running with the land until January 1, 1968:

1. The purchasers, their heirs, representatives and grantees shall not erect on said lot any residence with less than 700 square feet of floor space, exclusive of porches, provided, however, that a private garage and other outbuildings may be erected.
2. No residence, nor any part thereof, except steps, shall be erected nearer than forty (40) feet of the front boundary line of said lot.
3. The purchasers, their heirs, representatives and grantees, shall not sell or lease said property to any person of the negro race.
4. Said property shall not be used for any business purposes, but solely for residential purposes.

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