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18 Jan Trans B-1138 24410

INSTALLMENT DEED

FROM
Edward D. Phelan, Jr. et ux.

TO
John E. Phelan et ux.

The Gu[illegible] Title [illegible] Co. NASHVILLE, TENN.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 22 day of Jan 1951
at 10 o'clock A.M. Page 104
Recorded in Book 1938 Page 572
Recording Fee $2.00
JAMES P. WILSON, Register
By [signature] Dpt. Reg.

FORM 104 FOSTER & WEBB CO., NASHVILLE

INSTALLMENT DEED J. R. WEST FORM THE GUARANTY TITLE COMPANY

For and in Consideration of the sum of

Seven Thousand Six Hundred ($7,600.00) and no/100 - - - - - - - - - - - - - - - - Dollars, paid and to be paid by John E. Phelan and wife, Mary Louise Phelan by the execution ~~of which~~ of a promissory note, bearing even date herewith, for said amount, payable in quarterly installments of $125.00 each, on March 1, 1951, June 1, 1951, September 1, 1951, December 1, 1951, March 1, 1952, and the sum of $500.00 on June 1, 1951 with the balance of $6,475.00 due June 1, 1952, with interest at the rate of 5% per annum, and said note is payable to the order of Edward D. Phelan, Jr. and wife, Anna Mai Phelan,

~~all of said notes bearing~~, 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, Edward D. Phelan, Jr. and wife, Anna Mai Phelan

have this day bargained and sold, and do hereby transfer and convey unto the said John E. Phelan and wife, Mary Louise Phelan, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 8th, formerly the 12th, Civil District of said County, being part of lot No. 5 on the plan of the lands of William Gower, deceased, as of record in Minute Book "H", page 487, County Court for said County, being lot No. 1 shown on a survey made by Z. J. Wilkinson, Surveyor, July 25, 1950, described as follows: Beginning in the center of the Charlotte Pike or U. S. Highway No. 70 at a point 63.5 feet southwest of the most southerly corner of the property conveyed to H. P. Hulan and wife by deed from Dennis O'Brien and wife, of record in book 1627, page 169, Register's Office for said County; thence north 43° 41' west 250 feet to the center of the T.V.A. transmission line; thence with the center of said line, south 41° 19' west 100 feet to the corner of lots Nos. 1 and 2 shown on said survey; thence with the line between said two lots, south 43° 41' east 250 feet to the center of said Pike or Highway; thence with the center of said Pike or Highway, northeastwardly 100 feet to the beginning.
Being part of the property conveyed to Edward D. Phelan, Jr. and wife, Anna Mai Phelan by deed from Dennis O'Brien and wife, of record in book 1876, page 491, said Register's Office.

This conveyance is made subject to easement for electric power line granted Tennessee Electric Power Company by deed from B. T. Herring and wife, of record in book 787, page 12, said Register's Office.

FULL RELEASE

J. P. Wilson June 1952 [signature]

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