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It is a condition of this conveyance that the party of the first part shall retain possession of the property hereby conveyed until there is a default under this Deed of Trust, or under the note secured hereby; after such default, the party of the second part, or the party of the third part, shall have the right to collect the rents, issues, and profits of the property. In the event of such default, the party of the second part, in addition to the power of sale as provided above, shall have the right to proceed in a court of equity to foreclose this Deed of Trust and shall be entitled to the appointment of a receiver to collect the rents, issues, and profits of the property, pending such sale.

And I, **Eva C. Jetton**, wife of the above named **Grover C. Jetton, Jr.**, for the consideration aforesaid, do hereby unite in this deed and agree to all the stipulations and provisions hereof, and grant, bargain, sell and convey unto the party of the second part, his successors, heirs or assigns, all right, title, claim and interest of every kind, character and description whatsoever that I now have or may hereafter acquire as homestead, dower, equity of redemption or otherwise in and to the property herein conveyed.

The covenants herein contained shall bind, and the benefits and advantages shall inure to, the respective heirs, executors, administrators, successors and assigns of the parties hereto. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the part **ies** of the first part ha **ve** hereunto set **their** hand(s) on the day and year first above written.

Grover C. Jetton Jr.
Grover C. Jetton, Jr.

Signed, sealed and delivered in the presence of:

Wayne Hammontree

Eva C. Jetton
Eva C. Jetton

STATE OF TENNESSEE
COUNTY OF **DAVIDSON**

On this 21 day of **July**, 19**51**, before me personally appeared **Grover C. Jetton, Jr. & wife, Eva C. Jetton** to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be **their** free act and deed.

IN TESTIMONY WHEREOF I have hereunto set my hand and notarial seal.

NOTARY PUBLIC DAVIDSON COUNTY TENN.

JNO. B. COBB
County Court Clerk
DAVIDSON County, TENN.

Notary Public

My commission expires April 7, 1953.

JUL 24 1951

STATE TOTAL $ 3.75

375

43252

This form may be used as the security instrument in connection with mortgages to be insured under Section 8, Section 203, Section 603, and Section 603 pursuant to Section 610 of the National Housing Act, and in connection with "individual mortgages" to be insured under Section 213 and Section 611 of the National Housing Act.

STATE OF TENNESSEE

LOAN No.

Deed of Trust

Grover C. Jetton, Jr. et ux.
TO
H. H. Mayberry, Jr., *Trustee.*
FOR
Phoenix Mutual Life Insurance Company

Filed for Registration , 19 , M.,
at o'clock and noted in Note Book No. Page and recorded , 19 , in Record Book No. Page Fee

Paid.

Register.

By *D. R.*
Dept. Reg.

G 288