37798

INSTALLMENT DEED

FROM

John B. Batts and wife

Mattie Piper Batts

TO

John G. Colley and wife,

Mildred S. Colley

REGISTER'S OFFICE

STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record this 29 day of May A. D. 19 51

at 11:28 o'clock A. M.,

Noted in Book 73 Page 503

Recorded in Book 7350 Page

Recording Fee $ 2.50

By W. M. Hinton Dept. Reg.

Published by

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE
CORPORATION
of Richmond, Virginia
for the convenience of
Attorneys at Law.

12-45 10M—Yokley P.

INSTALLMENT DEED — TENNESSEE TITLE CO.

For and in Consideration of the sum of $$7250.00

EIGHT THOUSAND SEVEN HUNDRED FIFTY AND NO/100 Dollars,

of which ONE THOUSAND FIVE HUNDRED AND NO/100 Dollars,

has been paid in cash by John G. Colley and wife Mildred S. Colley

the receipt of which is hereby acknowledged, and for the remainder ($7250.00)

SEVEN THOUSAND TWO HUNDRED FIFTY AND NO/100 Dollars,

the said John G. Colley and wife Mildred S. Colley ha ve

Executed one Promissory note in the amount of($7250.00) SEVEN THOUSAND TWO HUNDRED AND FIFTY AND No/100 DOLLARS Dated May 26, 1951 payable to the order of John B. Batts and wife Mattie Piper Batts payable in monthly installments of ($55.00) FIFTY FIVE AND NO/100 DOLLARS including interest and principal, interest at 6% per annum. First installment being due June 26, 1951 and one on the 26th. day of each month until paid in full. Privilege is reserved of paying any number of said monthly payments or this note may be paid in full on any payment date.

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, by John B. Batts and wife Mattie Piper Batts

have this day bargained and sold, and do hereby transfer and convey unto the said

John G. Colley and wife Mildred S. Colley, their heirs and assigns,

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

Land in Davidson County, Tennessee, being Lots Nos. 19 to 20 inclusive, on the unrecorded map of the Subdivision known as Elbon, being a subdivision of the W. S. Noble Tract, and described according to a copy of a survey made by Wilkins & Ramsey, Surveyors, January 5, 1949, as follows:

BEGINNING at a point in the northerly margin of Straightway Avenue, at a concrete Monument, the common corners of Lots 1 and 20 on said plan; thence northerly along the northerly margin of said Avenue, 170.8 feet to the westerly margin of Pennington Avenue; thence with the margin of the same, northerly 453.4 feet to a point, the common corner of Lots 18 and 19; thence with the line between said lots, westerly 170 feet to the corner of said lots and of Lots 8 and 9; thence with the west or rear line of Lots 19 and 20 inclusive, southerly 453.4 feet to the beginning.

Being part of the property conveyed to John B. Batts and wife, Mattie Piper Batts, by deed from L. M. Nelson, Trustee, of record in Book 1974, page 583, Register's Office for said County.

Subject to a reservation of record in Book 1113, page 597, in book 1258, page 101 applies to above property.

The west line of the land is subject to a 10-foot easement for public utilities, 25-feet set-back line from Straightway Avenue, and a set-back line from Pennington Avenue, distance not being ascertained, all as shown on plan of the property known as Elbon, prepared by E. J. Wilkinson, Surveyor.