K 2243

NOTICE: This instument must
(1) Carry U. S. I. Rev. Stamps for the total of cash plus the sum of new lien created. Present rate is 50c for each $500 or fraction thereof;
(2) be presented at County Tax Assessor's Office for transfer on tax books;
(3) be presented at County Court Clerk's Office and State Transfer Tax be paid. Present rate 15c for each $100 of total consideration plus 15c Clerk's Fee;
(4) be filed for record in County Register's Office. Recording Fee, $2.00 including one acknowledgment. Each additional acknowledgment add 25c.

The above is not part of instrument and is not to be recorded.

INSTALLMENT DEED

TENNESSEE TITLE CO.

For and in Consideration of the sum of Four Thousand and no/100 ($4,000.00) Dollars,

of which One Thousand and no/100 ($1,000.00) ------ Dollars,

has been paid in cash by John Elwood Bruce and wife, Pauline Perry Bruce

the receipt of which is hereby acknowledged, and for the remainder Three Thousand and no/100 ($3,000.00) ----- Dollars,

the said John Elwood Bruce and wife, Pauline Perry Bruce have

executed an installment deed note, of even date herewith, payable to the order of The River Grange Co., a Tennessee corporation, which note provides for payment of said balance in monthly installments, beginning one month from the date thereof, and continuing for a period of six years, with installments to be made at the rate of Forty Seven and 62/100 ($47.62) Dollars per month, including principal and interest at the rate of four and one-half (4½) per cent per annum on the unpaid principal balance, and with the privilege expressly reserved to the said John Elwood Bruce and wife, Pauline Perry Bruce, to prepay all or any portion of said indebtedness on any installment date, said note

~~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, The River Grange Co., a Tennessee corporation,

have this day bargained and sold, and do hereby transfer and convey unto the said John Elwood Bruce and wife, Pauline Perry Bruce, their heirs and assigns,

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

The land in the second, formerly the fifth, Civil District of Davidson County, Tennessee, being a part of Tract No. 3, described in a deed from Henry Goodpasture and wife, to Franklin Limestone Company, by deed of record in Book 1284, page 568, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a rock planted as a marker in a county road known as Ezell Road, said rock being one of the corners of the aforesaid Tract No. 3, and proceeding thence south 5° west, 243 feet to a box elder elm tree; thence south 60° east, 149.5 feet to a concrete marker; thence north 23½° east 149.6 feet to another concrete marker; thence north 33½° west, 212 feet, along the margin of a roadway of the grantor, to a point in the southerly margin of Ezell Road; thence along the southerly margin of Ezell Road, north 88 3/4° west, 92.5 feet to the point of beginning, containing 0.983 acres, moreor less, and including in addition thereto an easement for ingress and egress over the aforesaid roadway of the grantor, which extends from Ezell Road along the aforesaid 212 foot boundary.

Being part of the same property conveyed to Franklin Limestone Company, by deed from Henry Goodpasture and wife, of record in Book 1284, page 568, said Register's Office, and being part of the same property conveyed from Franklin Limestone Company, Inc. to The River Grange Co., by deed dated April 30, 1951, and of record in Book __, Page ___, said Register's Office.

COPY OF RELEASE

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