INSTALLMENT DEED

For and in Consideration of the sum of Six Thousand Three Hundred and No/100- ($6,300.00)- Dollars,

of which Five Hundred and No/100- - - - - - - - - - - - ($500.00)- - - - - - - - Dollars,

has been paid in cash by Raymond L. Carr, Jr., and wife, Mazelle B. Carr

the receipt of which is hereby acknowledged, and for the remainder Five Thousand Eight Hundred and No/100- - - - - - - - - - - - - ($5,800.00)- - - - - - - - - - - - - Dollars,

the said Raymond L. Carr, Jr., and wife, Mazelle B. Carr have executed and delivered their joint promissory note in the sum of $5,800.00 of even date with this deed, payable on a 12-year monthly installment plan at $55.11 per month including principal and interest at the rate of five and one-half per cent per annum. The first payment on said note is due thirty days from the date of this deed and another payment for the same amount due each thirty days thereafter until said note and interest has been paid in full. Said note is payable to The Nashville, Chattanooga & St.Louis Railway and is signed by Raymond L. Carr, Jr., and wife, Mazelle B. Carr, as makers, and extra payments may be made at any time and interest will be charged only on the unpaid balance.

Map No. ____ Parcel No. ____

REA No. ____ Cor. file No. ____

~~all of~~ said notes bearing 5½ ~~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 Nashville, Chattanooga and St.Louis Railway, a corporation, has

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

RAYMOND L. CARR, JR., AND WIFE, MAZELLE B. CARR* * * * * their * * *heirs and assigns,

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

A certain lot of land in the 6th Civil District of Davidson County, Tennessee, being Lot No. 4 in a Re-subdivision (approved) of a part of Sadler Place, Section 9, more particularly described as follows:

Beginning at the northeast corner of Lot No. 3 of said Subdivision, in the south line of Sadler Court; thence in a southwesterly direction along the east boundary of said Lot No. 3 a distance of 100 feet to a concrete monument at the southeast corner of said Lot No. 3; thence south 27° 47' east, a distance of 89.2 feet to a concrete monument at the southwest corner of Lot No. 5 of said Re-subdivision; thence in a northeasterly direction along the boundary between said lots Nos. 4 and 5, a distance of 165.8 feet to an iron pin in the southerly margin of Sadler Court; thence north 75° 51' west with said south line of Sadler Court, a distance of 60 feet to the point of beginning, and being a part of the same property conveyed to the grantor herein by Allen G. Ezzell, and wife, by deed dated April 9, 1952, recorded in Deed Book 2042, page 436, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the zoning regulations of Davidson County and to an easement for public utilities, being a strip of land 10 feet wide along the entire southwesterly boundary of the property herein conveyed.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate title and interest thereto belonging to the said Raymond L. Carr, Jr., and wife, Mazelle B. Carr, their heirs and assigns forever. And the Nashville, Chattanooga & St. Louis Railway does covenant with the said Raymond L. Carr, Jr., and wife, Mazelle B. Carr, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered save by the General Mortgage of the Nashville, Chattanooga & St.Louis Railway in favor of United States Trust Company of New York, Trustee, dated February 1, 1928 and set out in full in Book 825, pages 1-30 Incl. Register's Office for Davidson County, Tennessee, and it does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to said property herein conveyed to the said Raymond L. Carr, Jr., and wife, Mazelle B. Carr, their heirs and assigns against the lawful claims of all persons whomsoever, and specifically to protect and hold harmless the said Raymond L. Carr, Jr., and wife, Mazelle B. Carr, their heirs and assigns, from any loss on account of said lien of said General Mortgage.