2499

INSTALLMENT DEED

For and in Consideration of the sum of Eight Thousand and No/100- ($8,000.00)- - - - - - - - - - - - - - Dollars,

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

has been paid in cash by William Balfanz and wife, Reba M. Balfanz

the receipt of which is hereby acknowledged, and for the remainder Seven Thousand Five Hundred and No/100- - - - - - - -($7,500.00)- - - - - - - - - - - - Dollars,

the said William Balfanz and wife, Reba M. Balfanz have

(1) assumed and agreed to pay the unpaid principal balance in the amount of $5,197.50 owing upon a certain Deed of Trust executed by the grantors herein to George V. Potts, Trustee of record in Book 2414, page 345, Register's Office for Davidson County, Tennessee; and

(2) for the remaining $2,302.50 have executed THEIR JOINT PROMISSORY NOTE OF EVEN DATE HEREWITH, payable to the order of William Z. Fontaine and wife, Clara B. Fontaine, due on or before 189 months from date with interest thereon at the rate of 6% per annum, payable semi-annually on the 1st of October and April.



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, William Z. Fontaine and wife, Clara B. Fontaine

have this day bargained and sold, and do hereby transfer and convey unto the said William Balfanz and wife, Reba M. Balfanz, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 12th, formerly 21st Civil District of Davidson County, Tennessee described partly according to a survey made by George W. Watkins, Surveyor November 6, 1953 as follows:

Beginning at a point in the south margin of Moorman's Arm Road at the northwest corner of Lot No. 4 of the subdivision known as Moorman's Arm Subdivision, of the Andrew J. Summitt Lands; thence with the westerly line of said Lot No. 4 and the western boundary line of the property conveyed to Kenneth R. McCroskey and wife by deed from Andrew J. Summitt and wife, of record in Book 1811, page 35, Register's Office for said County, southerly 400 feet to a point, McCroskey's southwest corner; thence with McCroskey's southern boundary line north 64° east 392 feet to an iron pipe in the westerly boundary line of the Ben Moore property; thence south 24° 30' east 332 feet to a post; thence south 55° 45' east 205 feet; thence south 1° east 554 feet; thence north 84° 45' west 769 feet to a 36-inch hackberry; thence north 61° 45' west 1012 feet to the southwest corner of Lot 14 on said subdivision; thence with the southern boundary lines of Lot 11 to 14 inclusive, north 64° east 346.5 feet to the northwest corner of the property conveyed to Fred Schutt and wife, by deed from O. E. Swatzell and wife, of record in Book 2292, page 71, said Register's Office; thence with said Schutt western boundary line, south 26° 30' east 50 feet said Schutt's southwest corner; thence with said Schutt's southern boundary line, north 64° east 200 feet, to said Schutt's southeast corner; thence south 26° 30' east 150 feet to an ironpin; thence north 64° east 400 feet to an iron pin in the westerly margin of a 50-foot street; thence with same northwardly 400 feet to the southerly margin of Moorman's Arm Road; thence with the same north 64° east 50 feet to the beginning.

Being the same property conveyed to William Z. Fontaine and wife, Clara B. Fontaine by deed from O. E. Swatzell and wife, Edna Pearl Swatzell of record in Book 2399, page 283, said Register's Office.

G 8