K 2745

Installment Deed

FOR AND IN CONSIDERATION of the sum of four thousand two hundred fifty ($4,250.00) *Dollars,*

of which five hundred ($500.00) *Dollars, has been paid in cash,*

the receipt of which is hereby acknowledged, and for the remainder three thousand seven hundred fifty ($3,750.00) *Dollars,*

Lawrence L. May and wife, Martha T. May *have executed*

their note of even date herewith in the principal amount of $3,750.00 payable to the order of H. G. Hill Realty Company in three installments as follows: on March 31, 1959, the sum of $1250.00 and on March 31, 1960, the sum of $1250.00, and on March 31, 1961, the sum of $1250.00, plus interest at the rate of 5% per annum on the unpaid balance from time to time, said interest being payable with each payment of principal, and privilege of pre-payment is reserved,

and providing for payment of attorney's fees, and to secure the payment of said indebtedness, principal, interest, and attorney fees, a lien is expressly retained on the land herein conveyed, H. G. Hill Realty Company, a corporation organized and doing business in Tennessee, has ~~xxx~~ *this day bargained and sold, and do hereby transfer and convey unto the said* Lawrence L. May and wife, Martha T. May, their ~~xxxxxxx~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being lot No. 263 on the Plan of Hillwood Estates, Section 11, as of record in Book 2663, page 38, Register's Office for said County. Said lot No. 263 fronts 140 feet on the southerly side of Summerly Drive and extends back 492 feet on the easterly line and 532 feet on the westerly line to a dead line, measuring 145.6 feet thereon. Being part of the real property conveyed to H. G. Hill Realty Company, by deed from Leslie Marshall, Clerk & Master of Marshall County, Tennessee, dated October 3, 1952, filed October 6, 1952, and recorded in Book 2096, page 629, said Register's Office.

This conveyance is made subject to a 10-foot utility easement along rear line of premises, 75-foot building setback line from Summerly Drive, and conditions of owners certificate, as shown on plan of record in Book 2663, page 38, Register's Office for Davidson County, Tennessee, the latter providing that no lot shall be subdivided or changed to produce less area until a system of sewers is installed and approved and not then if less area results than established by restrictions on property and all conveyances by H. G. Hill Realty Company in this subdivision contain building restrictions, a copy of which is hereto attached, and it is understood and agreed that the grantee shall consult with Davidson County Highway Department before the installation of any driveway, culvert, or other structure within the dedicated roadway, and such placement or construction shall be done in accordance with the rules and regulations of said Highway Department.

7 April 1960

FULL RELEASE

PG 591