K 2860

13225

INSTALLMENT DEED

FROM
J. D. Southerland

TO
Millard F. Vester, et ux.

REGISTER'S OFFICE
Attorneys at Law
DAVIDSON COUNTY, TENN.
Received for record 31 day
of DEC A.D. 1958 at 2:47 P.M.
Noted in Book ___ Page ___
Recording Fee $2.50
JAMES P. WILSON, Register



250

INSTALLMENT DEED

For and in Consideration of the sum of ($13,500.00) ----- Thirteen Thousand, Five Hundred and No/100ths ----- Dollars, of which ($2,111.19) Two Thousand, One Hundred Eleven & 19/100ths ----- Dollars, has been paid in cash by Millard F. Vester & wife, Daisy Parsons Vester, the receipt of which is hereby acknowledged, and for the remainder ($11,388.81) Eleven Thousand, Three Hundred Eighty Eight and 81/100ths ----- Dollars, the said Millard F. Vester & wife, Daisy Parsons Vester, have executed their joint promissory lien note of even date herewith in the amount of $11,388.81, payable to the order of J. D. Southerland, payable in 179 monthly installments of $80.00 each, which includes both principal and interest at 6% per annum, to be applied first to interest on the entire unpaid principal balance and the remainder to principal; and the last or 180th monthly installment for the remaining balance after all monthly principal payments are deducted, bearing interest for 1 month at 6% per annum.

Privilege is reserved of paying two or more installments or this note may be paid in full on any paying date.

Purchasers are to pay 1/12th of annual taxes and insurance monthly to be held in escrow by the holder of 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, I, J. D. Southerland, a widower,

have this day bargained and sold, and do hereby transfer and convey unto the said Millard F. Vester & wife, Daisy Parsons Vester, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

City number 1310 Stratton Avenue, Being Lot No. 23 in Block "B" of the Plan of F. O. Beazley's Addition to East Nashville, as of record in Book 57, page 85, Register's Office for Davidson County, Tenn.

Said Lot No. 23 fronts 50 feet on the Southerly side of Stratton Avenue, and runs back between parallel lines with the westerly margin of 14th. Street, formerly Ordway Avenue, 160.03 feet to an alley.

Being the same property conveyed to J. D. Southerland & wife, Nola Ruth Southerland by deed from American National Bank of Nashville, Tennessee, of record in Book 1104, page 44, Register's Office for said County, the said Nola Ruth Southerland having since died.

PG 388