INSTALLMENT DEED

FROM

James H. Shannon, et ux

TO

Marcellus G. Harsh, et ux

Guaranty Title Company

A DIVISION OF

Kansas City Title Insurance Company

S.W. Corner 3rd and Union

NASHVILLE, TENNESSEE

REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

RECEIVED

May A.D. 1959 10:47 AM

Book 3865 Page 84-3

Recording Fee 2.75

JAMES F. WILSON, REGISTER

For and in Consideration of the sum of Forty-two Thousand and No/100---------- Dollars,

of which Fifteen Thousand and No/100---------- Dollars,

has been paid in cash by Marcellus G. Harsh

the receipt of which is hereby acknowledged, and for the remainder Twenty-seven Thousand and No/100---------- Dollars,

the said Marcellus G. Harsh has assumed and agrees to pay that certain promissory note dated February 1, 1956, in the principal sum of $12,500.00, with interest at 5%, executed by James H. Shannon and wife, Janette T. Shannon, payable to The First Mortgage Company of Nashville, in monthly installments of $98.88, which note has now been reduced to the sum of $10,632.14 and is secured by a Deed of Trust from said James H. Shannon and wife, Janette T. Shannon, to E. E. Murrey, Trustee, recorded in Book 2479, page 333, Register's Office for Davidson County, Tennessee, to which reference is hereby made, and for the balance of said consideration, Marcellus G. Harsh and wife, Mary Elizabeth Harsh, have executed and delivered their three promissory notes bearing even date herewith, as follows: Notes 1 and 2 due one and two years from date, for the sum of $5,455.95 each, and Note No. 3 for $5,455.96, due three years from date,

May 3, 1959, payable annually,

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, we, James H. Shannon and wife, Janette T. Shannon,

have this day bargained and sold, and do hereby transfer and convey unto the said Marcellus G. Harsh, his heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 99 on the Plan of Knob Section, Lincoya Hills, as of record in Book 2331, page 6, Register's Office for said County, and described as follows: Beginning at a point in the southerly boundary terminus of Hunter's Hill Road at the common corner of Lots 98 and 99; thence with the line between said lots southwesterly 319.7 feet to a point; thence southeasterly 645 feet to the southeast corner of Lot 99; thence northerly 270 feet to the common corner of Lots 99 and 100; thence with the line between said lots north 77° 25' west 286 feet to the southwesterly corner of Lot 100; thence with the westerly boundary line of Lot 100, 255 feet to a point in the terminus of said Road; thence with the margin of the same around a curve westerly 44.7 feet to the beginning.
Being the same property conveyed to James H. Shannon and wife, Janette T. Shannon, by deed from W. H. Freeman and wife, as of record in Book 2489, page 249, said Register's Office.

This conveyance is made subject to the following:

Restrictions filed for record November 19, 1954 in Book 2333, page 87.

The Plan of record in Book 2331, page 6, shows an Owner's Certificate, a 125 foot set-back line from the southerly terminus of the turnaround of Hunter's Hill Road, a 10 foot easement across the southerly rear boundary line of the property and through the easterly portion of the property in question for public utilities, and an anchor easement 2.5 x 20 feet at the northwest corner of the lot.