INSTALLMENT DEED

FROM

HERMITAGE MORTGAGE COMPANY, Inc.

TO

WAYMAN D. SETTLE, ET UX

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record ... A.D. 19..
at 12:43 ... Book 843
Noted in Book ... 2.75
Recorded in Book ...
Recording Fee ...
JAMES WILSON ...

Compliments of
Guaranty Title Company
A Division of ... Kansas ...



FOR AND IN CONSIDERATION of the sum of ($12,750.00) - - - - - - - - - - - - - - - - - - -

Twelve Thousand Seven Hundred Fifty and No/100 - - - - - - - - - - - - - - - - - *Dollars,*

of which ($4,233.88) Four Thousand Two Hundred Thirty Three and 88/100 - - - - - - - -

- *Dollars, has been paid in cash,*

the receipt of which is hereby acknowledged, and for the remainder of $8,016.12 grantees herein have assumed and agreed to pay $8,516.12, being the unpaid principal balance of the indebtedness secured by the deed of trust executed by Phillip M. Warren and wife to Louis R. Linx, Trustee, of record in Book 2067, page 629, Register's Office for Davidson County, Tennessee, and for the remainder of $500.00, grantees have executed and delivered their one certain promissory note of even date herewith, in said principal sum of $500.00, payable to the order of Hermitage Mortgage Company, Inc. in thirty six equal monthly installments of $15.22 each, payments to be credited first to interest at the rate of 6% per annum on declining balances, balance to principal, the first installment due on June 1, 1959 and one on the first day of each month thereafter for a total of 36 months,

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. Hermitage Mortgage Company, Inc., a Tennessee corporation, with principal office and place of business in Nashville, Davidson County, Tennessee

have this day bargained and sold, and do hereby transfer and convey unto the said Wayman D. Settle and wife, Frances C. Settle, their

..., *heirs and assigns,*

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

Being Lot No. 1, Block "F" on the Map of Country Club Estates, of record in Book 843, page 95, Register's Office for said county.
Said Lot No. 1 fronts 72.3 feet on the northwesterly side of McGavock Avenue and runs back between lines 165 feet on the southwesterly line and 166.6 feet on the northeasterly line, to a dead line in the rear measuring 75.3 feet thereon.
Being the same property conveyed to Hermitage Mortgage Company, Inc. by deed from Phillip M. Warren and wife, of record in Book 2863, page 295, said Register's Office.
This conveyance is made subject to restrictions of record in Book 1974, page 546, and Book 954, page 500, Register's Office for Davidson County, Tennessee.
Taxes for 1959 have been pro rated and assumed by grantees.

It is understood and agreed that any default in the terms, provisions and payments of the first deed of trust above referred to, shall constitute an event of default under this instrument, entitling the holder of the vendor's lien herein secured to declare this debt due and payable, or the holder of the debt herein secured, in case of default in the payments on the first mortgage, may advance such payments, and any payments so advanced shall become a part of the debt herein secured with interest at the rate of 6% per annum from the date advanced.