BK 2926



INSTALLMENT DEED

For and in Consideration of the sum of SEVEN THOUSAND, NINE HUNDRED, FIFTY AND 00/100 ($7,950.00) - - - - - - - - - - - - - - - - - - - - Dollars,

of which TWO HUNDRED, FIFTY AND 00/100 ($250.00) - - - - - - - - - Dollars,

has been paid in cash by Sophrona Elizabeth Stone, a widow,

the receipt of which is hereby acknowledged, and for the remainder SEVEN THOUSAND, SEVEN HUNDRED AND 00/100 ($7,700.00) - - - - - - - - - - - - - - - - Dollars,

the said Sophrona Elizabeth Stone he~~s~~ executed and delivered her one note of even date in the principal sum of $7,700.00. Said note is payable to the order of RANDALL PHILLIPS and is payable in monthly installments of $49.62 each, beginning and a like and similar sum on the same day of each respective month until all the payments shall have been paid. The said Sophrona Elizabeth Stone, in addition to the said interest and principal payments, agrees to pay 1/12 of the taxes on said property and 1/12 of the insurance on said property on the same date the principal and interest payments are due. Said payments of $49.62 include both principal and interest.

Privilege is reserved of paying any number of said monthly payments or this note may be paid in full on any paying date.

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, Randall Phillips and wife, Louise T. Phillips

have this day bargained and sold, and do hereby transfer and convey unto the said Sophrona Elizabeth Stone, a widow, her heirs and assigns,

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

Land in the 4th Civil District of Davidson County, Tennessee, being the southeasterly 64 feet of Lot 57, Scenic View Subdivision, not of record, and being known also as Lot "HH" on a Resubdivision of certain lots, in Scenic View Subdivision, described according to a survey by James L. Murphy, Jr., Surveyor, dated June 2, 1959, as follows: BEGINNING at a point in the southwesterly margin of Keeton Avenue, at the corner of Lots 57 and 58; thence along the dividing line between said Lots, South 43 deg. 59' West 165 feet to a point in the line between Lots 57 and 74; thence along the line between said Lots, North 46 degrees 10' West 64 feet; thence North 43 deg. 59' East 165 feet to a point in the southwesterly margin of Keeton Avenue; thence along the margin of said Avenue, South 46 deg. 10' East 64 feet to the beginning.
Being part of the property conveyed to Randall Phillips and wife, Louise T. Phillips, by deed from The Nashville Industrial Corporation, as of record in Book 2908, page 303, said Register's Office.

This conveyance is made subject to the following, to-wit:

"Restrictions filed for record May 29, 1959, in Book 2908, page 303."

"The unrecorded plan of Scenic View Subdivision, shows an Owner's Certificate, a 30-foot set-back line from Keeton Avenue and a 10-foot easement along the rear of the lot for public utilities."

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