Ref. 385
Tax 1348
Instr. 275
Date 12-9-48

INSTALLMENT DEED

FROM
Owen William Ronald Spencer, et al

60325

TO
Randall E. Parrish, et al

Attorneys Title Company
Titles Guaranteed

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 19 day
A.D. 1959 2 P.M.
Noted in Book 94 Page 187
Recording Fee $2.75
JAMES P. WILSON, Register
By [illegible] D.R.

Fee 1.

First Nashville Realty Co.
915 Woodland St. Ph.

For and in Consideration of the sum of ($8250.00)
- - - Eight Two Hundred Fifty and No/100 - - - Dollars,
of which - - - Six Hundred Fifty Seven and 12/100 - - - Dollars,
has been paid in cash by Randall E. Parrish and wife, Carlean Parrish, James E. Yarbro and wife, Shirley Ann Yarbro and Charles E. Graham and wife, Imogene Graham
the receipt of which is hereby acknowledged, and for the remainder ($7592.88)
- - - Seventy Five Hundred Ninety Two and 88/100 - - - Dollars,
the said Randall E. Parrish and wife, Carlean Parrish, James E. Yarbro and wife, Shirley Ann Yarbro and Charles E. Graham and wife, Imogene Graham have executed their joint promissory lien note of even date herewith, in the principal amount of $2400.00, bearing interest at the rate of 6% per annum, payable to the order of Owen William Ronald Spencer, Gerald Wayne Spencer and Harold Luther Spencer, Jr., payable in monthly installments of $35.07 each, which includes both interest and principal, to be applied first to interest on the balance owing from month to month and the remainder to principal; the first installment being due December 5th, 1959, and one on the 5th day of each consecutive month thereafter until said principal sum, with interest, has been paid in full; and for the remainder, which is in the principal amount of $ 5192.88, the grantees herein, hereby assume and agree to pay the unpaid balance of a note dated February 1st, 1958, in the original principal amount of $6000.00, now reduced to $5192.88, bearing interest at 6% per annum, principal and interest being payable in monthly installments of $66.62 each, next payment being due December 1st, 1959, secured by Deed of Trust executed by J. M. Graham and wife, Lou Vina Graham, to Hugh C. Howser, Trustee, of record in Book 2688, Page 292, R.O.D.C., Tenn., to secure payment to Roxie Anna Notgrass.
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, Owen William Ronald Spencer, Gerald Wayne Spencer and Harvel Luther Spencer, Jr.
have this day bargained and sold, and do hereby transfer and convey unto the said Randall E. Parrish and wife, Carlean Parrish, James E. Yarbro and wife, Shirley Ann Yarbro and Charlie E. Graham and wife, Imogene Graham their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 38 on the Map of Jones & Bradford's Subdivision, as of record in Book 161, Page 142, Register's Office for said County.
Said Lot No. 38 fronts 50 feet on the northerly side of Sharpe Avenue and runs back between parallel lines 154½ feet to an alley.
Being the same property conveyed to Virginia S. Hancock, by deed from Elmer F. Leath and wife, Helen Leath, of record in Book 2927, Page 333, Register's Office for Davidson County, Tennessee.

The said Virginia S. Hancock having since died intestate and Owen William Ronald Spencer, Gerald Wayne Spencer and Harvel Luther Spencer, Jr., being the only heirs.