K 3102

Return to GUAR. TITLE

95549

INSTALLMENT DEED

FROM

Citation Land Company

TO

Gene A. Burnett, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 28 day of JUL A.D. 1960 at 4:55 o'clock P.M.
Noted in Book 96 Page 329
Recorded in Book ____ Page ____
Recording Fee $2.75
JAMES P. WILSON, Register
By M. Kennedy D.R.

Guaranty Title Company
A Division of
Title Insurance Company
American Trust Building
N. Cor. Third & Union
NASHVILLE, TENNESSEE

FOR AND IN CONSIDERATION of the sum of fourteen thousand, eight hundred, ninety-one and 94/100----------($14,891.94)----------*Dollars,*

of which four hundred and no/100----------

----------($400.00)----------*Dollars, has been paid in cash,*

the receipt of which is hereby acknowledged, and for the remainder fourteen thousand, four hundred, ninety-one and 94/100----------($14,491.94)----------*Dollars,*

Gene A. Burnett and wife, Hazel M. Burnett have assumed and agreed to pay the unpaid balance of $13,691.94 of a note in the original amount of $13,750.00 secured by a deed of trust of record in book 3047 page 509, and assigned to Federal National Mortgage Association by instrument of record in book 3051, page 248, Register's Office For Davidson County, Tennessee, and have also executed two notes, the first note in the principal amount of $100.00 payable to the order of Citation Land Company on or before October 1, 1960, with interest from date at the rate of 6% per annum; and the second note in the principal amount of $700.00 payable to Citation Land Company in 60 monthly installments of $13.54 each, and said installments include interest from Aug.10 at the rate of 6% per annum, the first installment falling due on or before September 10, 1960, and the others monthly thereafter until principal and interest have been paid in full, privilege of prepayment is reserved,

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, Citation Land Company, a Tennessee corporation, has

hereby this day bargained and sold, and do hereby transfer and convey unto the said Gene A. Burnett and wife, Hazel M. Burnett, their

----------*heirs and assigns,*

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

Being lot No. 193 on the Plan of Charlotte Park, Section III, as of record in book 2663, page 70, Register's Office for said County.
Said lot fronts 68 feet on the west side of Henry Ford Drive and runs back 178 feet on the north line and 168.2 feet on the south line to a dead line in the rear on which it measures 90.4 feet.
Being the same real property conveyed to Citation Land Company by deed from Charles W. Grimes and wife, dated July 11, 1960, filed July 18, 1960, and recorded in book 3100, page 183, said Register's Office.
This conveyance is made subject to five-foot easement for public utilities along the northerly line of premises and across rear part of premises, easement for sewer across rear part of premises, 30-foot buildingsetback line from Henry Ford Drive, and conditions of owners certificate, as shown on plan of record in book 2663, page 70, said Register's Office; and to an agreement of record in book 2593, page 566, said Register's Office; and to restrictive covenants contained in an instrument of record in book 2803, page 210, said Register's Office.

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