24804

INSTALLMENT DEED

FROM
Louis F. Durocher, et ux

TO
A. H. Durocher, et ux

STATE OF TENNESSEE
Davidson County
Received for Record this 5th day of Dec. 1961
at 12:48 P.M. and recorded in Book 3180 Page 300
Note Taxes Collected $2.50
JAMES P. WILSON, Reg.
By [illegible] D.C.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

FOR AND IN CONSIDERATION of the sum of twenty thousand and no/100---------- ----------($20,000.00)---- *Dollars,*

of which five thousand, eight hundred, nine and 28/100---------- ----------($5,809.28)-------- *Dollars, has been paid in cash,*

the receipt of which is hereby acknowledged, and for the remainder fourteen thousand, one hundred, ninety and 72/100----------($14,190.72)------ *Dollars,*

A. H. Durocher and wife, Anna M. Durocher

have executed

one note of even date herewith in the principal amount of $14,190.72 payable to the order of Louis F. Durocher and wife, Letha H. Durocher in semi-annual installments of $500.00 each, plus interest from date at the rate of 4% per annum on the unpaid balance remaining from time to time, said interest being payable with each payment of principal, thefirst installment falling due on the 1st day of August, 1961, and the others semi-annually thereafter until the principal and interest are fully paid, and 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, Louis F. Durocher and wife, Letha H. Durocher

have this day bargained and sold, and do hereby transfer and convey unto the said A. H. Durocher and wife, Anna M. Durocher, their

(heirs and assigns,

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

A tract of land in the 14th, formerly the 24th, Civil District of Davidson County, Tennessee,described as follows:
Beginning at a beech, white oak and sourwood on a bluff, the southwest corner of a tract of land, a 1/2 interest in which was conveyed to John V. Lohrum, by deed from Charles M. Lohrum, of record in book No. 481, page 76, Register's Office for said County; and running thence south 66° west 23.5 poles to a stake; thence north 83° west 53.5 poles to a sourwood and beech; thence northwesterly with the meanders of a branch, 38 poles, more or less, to a sycamore, the southwest corner of a 17 acre tract; thence north ½° east 148.5 poles to a hickory, the northwest corner of another 17 acre tract; thence easterly 36 poles to a white oak and chestnut, Allessio's northwest corner; thence south ½° west 35.7 poles to Allessio's southwest corner; thence south 72½° east, with his southern boundary line, 22.2 poles to a beech and gun; thence south 68-3/4° east 28 poles to a walnut; thence south 75½° east 12 poles to a white oak and beech; thence south 87° east 9.6 poles to a beech and elm; and thence south 2½° east 100 poles to the beginning, containing 90 acres, more or less, together with a right-of-way without gates to and from said property, and the within right-of-way is a strip of land to and from the above described land to the Old Hickory Boulevard, and its width is 20 feet.