BK 3224

COOPER REALTY CO.

# INSTALLMENT DEED

FROM 40115

Marvin E. Reeves et ux

Ruth H. Reeves

TO

Stanley Charles Lipski,Jr.et ux

Barbara P. Lipski

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.
REGISTER'S OFFICE
OF TENNESSEE
DAVIDSON COUNTY

2:26 PM 96 116

JAMES P. WILSON, Register

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For and in Consideration of the sum of Eleven Thousand Four Hundred Ninety Seven and 84/100 - - - ($11,497.84) - - - - - - - - - Dollars, of which Eight Hundred and 00/100 - -($800.00) - - - - - - - - - Dollars, has been paid in cash by Stanley Charles Lipski, Jr., and wife, Barbara P. Lipski the receipt of which is hereby acknowledged, and for the remainder Ten Thousand Six Hundred Ninety Seven and 84/100 ($10,697.84) - - - - - - - - - - - - - - - - - Dollars, the said Stanley Charles Lipski, Jr. and wife, Barbara P. Lipski have executed their two (2) joint promissory notes of even date herewith payable to the order of Marvin E. Reeves, Jr. and wife, Ruth H. Reeves, the first or one (1) of the said notes being in the principal sum of $200.00 payable in twenty three (23) monthly installments of $11.41 each, and the 24th or last installment being in the amount of $42.02, including interest, at the rate of 6% on the unpaid balance, the first installment of the first note being due and payable on the 15th day of June 1961, and the last installment being due on the 15th day of May 1963. The second (2nd) note is in the principal sum of Seven Hundred Fifty and 00/100 ($750.00) Dollars payable in 36 monthly installments of $22.82 each including interest at the rate of 6% per annum on the unpaid balance, the first installment on the second note being due and payable on the 15th day of June 1963, and each subsequent installment being due and payable on the same day of each succeeding month for a total of 36 months, until both principal and interest are paid in full, 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, Now Therefore we, Marvin E. Reeves, Jr. and wife Ruth H. Reeves have this day bargained and sold, and do hereby transfer and convey unto the said Stanley Charles Lipski Jr. and wife, Barbara P. Lipski their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 78 on the Plan of Locustwood Section III, as of record in Book 2663, page 29, Register's Office for said County.

SAID Lot No. 78 fronts 80 feet on the easterly side of Melpar Drive and runs back 262 feet on the northerly line and 258.9 feet on the southerly line, to a dead line in the rear on which it measures 80 feet.

Being the same property conveyed to Marvin E. Reeves Jr., and wife, Ruth H. Reeves, by deed from M. T. Melvin and wife, Mary S. Melvin, of record in Book 2737, page 417, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a certain indebtedness as evidenced by a joint promissory note in the original principal amount of $10,250.00 executed by Marvin E. Reeves, Jr., and wife, Ruth H. Reeves on February 5, 1958 and said promissory note being secured by a Deed of Trust on the within described property recorded in Deed Book 2688, Page 145, Register's Office for Davidson County, Tennessee. Said original indebtedness has now been reduced to the now principal amount of Nine housand Seven Hundred Forty Seven and 84/100 ($9747.84) Dollars.

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