K 3248

INSTALLMENT DEED

CB&F

FROM B. K. HIBBETT, JR.

TO HARRY L. ROWAN AND WIFE,

14680

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 20 day of JUNE A.D. 1961 at 1:47 o'clock
Noted in Book 33 Page 33
Recorded in Book Page
Recording Fee $2.50
JAMES P. WILSON, Register
By [signature] D.R.

Guaranty Title Company

FOR AND IN CONSIDERATION of the sum of TEN THOUSAND FIVE HUNDRED ($10,500.00) *Dollars,*

of which EIGHT HUNDRED ($800.00) *Dollars, has been paid in cash,*

the receipt of which is hereby acknowledged, and for the remainder NINE THOUSAND SEVEN HUNDRED ($9,700.00) *Dollars,*

Harry L. Rowan and wife, Joan W. Rowan,

have executed

their joint and several promissory note, of even date herewith, in the principal sum of $9,700.00, payable to the order of B. K. Hibbett, Jr., as follows: $100.00 a month for 35 months, beginning one month from date, to be applied first to interest at 6% per annum and then to the reduction of principal; and then the principal balance, plus accrued interest, on June 16, 1964. In lieu of taking a second mortgage (in case Buyers cannot refinance the balance due after three years), it is agreed that the said monthly payments at Buyers' option may be extended an additional twelve months, in which case the principal balance, plus accrued interest, will be due on June 16, 1965; said note also

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. we, B. K. Hibbett, Jr.,

and wife, Mary Frances Hibbett,

have this day bargained and sold, and do hereby transfer and convey unto the said Harry L. Rowan

and wife, Joan W. Rowan,

their *(successors), heirs and assigns,*

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

Being the easterly part of Lots Nos. 43 and 44 on the Plan of Belmont Terrace, as of record in Plan Book No. 421, page 101, Register's Office for said County, described as follows:

Beginning at the northwest corner of Primrose Avenue and Oakland Avenue, being the southeast corner of said Lot No. 44; thence with the northerly margin of Primrose Avenue, westerly 41.3 feet to the southeast corner of part of said lots conveyed to L. S. Schuerman, Trustee, by deed of record in Book No. 467, page 369, said Register's Office; thence northerly with the east line of said Schuerman lot, 130 feet, more or less, to the southerly margin of Primrose Avenue; thence with the southerly margin of said Avenue, easterly 68.8 feet to the end of a curve; thence around said curve 16.9 feet to the westerly margin of Oakland Avenue; thence with the westerly margin of said Avenue; southerly 119 feet to the beginning.

Being the same property conveyed to B. K. Hibbett, Jr., by deed from Nora Lee Hibbett, individually and as executrix of the will of B. K. Hibbett, Sr., deceased, of record in Book 1140, page 8, said Register's Office.

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