81811

INSTALLMENT DEED

FROM
Ezell Dickerson &
Jim Stevens
TO
Herbert Smith & wife,
Laura Smith

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record this 28 day
of FEB A.D. 1962 at 4 M.
and duly recorded in Book 1621 Page 67
Recording Fee 2.50
JAMES P. WILSON, Register
By [illegible] D.C.

For and in Consideration of the sum of ---------- ($2,750.00) ----------
Two Thousand, Seven Hundred Fifty and no / 100 ---------- Dollars,
of which One Hundred and no / 100 ---------- ($100.00)---------- Dollars,
has been paid in cash by Herbert Smith and wife Laura Smith
the receipt of which is hereby acknowledged, and for the remainder ------($2,650.00)----
Two Thousand, Six Hundred Fifty and no / 100 ---------- Dollars,
the said Herbert Smith and wife Laura Smith ha ve
executed their joint Promissory note of even date herewith payable to the order of Ezell Dickerson and Jim Stevens in monthly installments as follows: On the 24th day of February 1962, the sum of $25.87 and thereafter on or before the 24th day of each succeeding month a like sum, including Interest at the rate of 6% per annum until the entire amount has been paid in full; to be credited first to the payment on interest on the unpaid principal balance as shall from time to time remain unpaid, the remainder to principal.

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, Ezell Dickerson and Jim Stevens, have this day bargained and sold, and do hereby transfer and convey unto the said Herbert Smith and wife Laura Smith, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

A small tract of land in the 13th, formerly the 25th, District of Davidson County, Tennessee, described as follows:

Beginning at a point in the center line of Bull Run Road, at a spike, being the northwest corner of L. J. Lankford's lands; thence with Lankford's line, as follows: South 12 degrees, 15 minutes, east 420.5 feet to a point; South 65 Degrees west, crossing Bull Run Creek, 126 feet to a point; South 36 degrees, 30 minutes, west 363 feet to a stake; thence continuing partly with Lankfords line and along Dozier's North line, South 83 degrees, 30 minutes, west 179.8 feet to a stake, an inner corner of the Dozier lands, the southwest corner of this tract; thence with Dozier's east line, north 9 degrees, 40 minutes, west 539 feet to the center line of Bull Run Road; thence with the center line of the same Northe 65 degrees, East 562 feet to the point of beginning, containing 6.53 acres, more or less.

Included in the above description but excluded therefrom is a 2.4 acre tract, more or less, more fully described as follows: Land in the 13th formerly the 25th Civil District of Davidson County, Tennessee, described according to a survey made by Ralph W. C. Lambert on January 30, 1954, as follows: Beginning in the center of Bull Run Road at a point 353 feet west of the northwest corner of the property conveyed to L. J. Lankford and wife, by deed from Woodrow W. Smith and wife, of record in Book 1494, page 19, Register's Office for said County; thence with the center of said road South 60 degrees, 15 minutes, West 210 feet to the intersection of the center of the said Bull Run Road with the easterly margin of a 25 foot access roadway; thence with said roadway South 17 degrees, 45 minutes, East 488 feet to an iron pin; thence North 70 degrees 25 minutes, East 210 feet to an iron pin; thence North 17 degrees 25 minutes West 525 feet to the beginning containing 2.4 acres, more or less.

And being the same property conveyed to Ezell Dickerson and Jim Stevens, by deed from James M. Covington, Clerk and Master, of record in Book 2999, page 338, said Register's Office, in accordance with order of Chancery Court of record in Minute Book 70, page 272, and decree of record in Minute Book 70, page 369, Chancery Court Clerk's Office for said County.