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98460

INSTALLMENT DEED

FROM

William H. Hinton, et ux

TO

H. Elliott Baldwin, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE }
DAVIDSON COUNTY }
Received for record 18 day of MAY A.D. 1962 at 2:32 o'clock P.M.
Noted in Book 16 / Page 818
Recorded in Book ___ Page ___
Recording Fee $2.50
JAMES P. WILSON, Register
By [illegible] Deputy Reg.

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 Ten and no/100---------- ----------($10.00)-------Dollars, and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration, H. Elliott Baldwin and wife, Diane Duncan Baldwin have assumed and agreed to pay the unpaid balance of $9,771.51 of a note in the original amount of $11,000.00, said note is secured by a deed of trust of record in book 2826, page 409, Register's Office for Davidson County, Tennessee, and said note and deed of trust securing same have been assigned to The State Life Insurance Company by instrument of record in book 2871, page 269, said Register's Office, on which loan interest has been paid to June 1, 1962, and have also executed one note of even date herewith in the principal amount of $7,538.82, payable to the order of William H. Hinton and wife, Nilda Whitaker Hinton, in two installments, the first installment being in the principal amount of $500.00, payable on November 2, 1962, and the second installment being in the principal amount of $7,038.82, payable on May 2, 1965, plus interest from date at the rate of 6% per annum on the unpaid balance remaining from time to time, said interest being payable on the first day of each month until paid in full, commencing on June 1, 1962, 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, we, William H. Hinton and wife, Nilda Whitaker Hinton have this day bargained and sold, and do hereby transfer and convey unto the said H. Elliott Baldwin and wife, Diane Duncan Baldwin, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being lot No. 14 on the Plan of the Resubdivision of Royal Oaks, Section "A", as of record in book 1424, page 55, Register's Office for said County.

Said lot No. 14 fronts 100 feet on the easterly side of Royal Oaks Place and extends back 227.3 feet on the southerly line and 226.8 feet on the northerly line to a dead line, measuring 100 feet thereon.

Being the same real property conveyed to William H. Hinton and wife, Nilda Whitaker Hinton, by deed from Perry M. Chaffin, Jr. dated May 6, 1957, filed June 17, 1957, and recorded in book 2650, page 466, said Register's Office.

This conveyance is made subject to a ten-foot easement for public utilities along the easterly line of premises, as shown on plan of record in book 1424, page 55, said Register's Office, and to restrictive covenants contained in deed of record in book 1851, page 381, said Register's Office.

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