K 3431

(This form furnished courtesy of MEMPHIS TITLE CO., MEMPHIS, TENN.)

INSTALLMENT DEED

FOR AND IN CONSIDERATION OF the sum of $8,500.00
---Eight Thousand Five Hundred and No/100 ---------- DOLLARS
of which $ 226.62 has been paid in cash by the grantees hereinafter named, the receipt of which is hereby acknowledged, and for the consideration the said grantees have executed their joint note of even date herewith, payable to the Grantors in the amount of $2,773.31 payable at $18.50 per month including interest at 6%, with the first payment due August 29, 1962. And in further consideration the Grantees assume and agree to pay the balance of a loan of $5,500.00 to First Federal Savings and Loan Association. Grantors Escrow account with this loan are likewise transferred to Grantees.

and providing for payment of attorney's fees, and to secure the payment of said note or notes, principal and interest, and attorney's fees, a lien is expressly retained on the land herein conveyed, We,

JEWELL GIBBONS and wife VIRGINIA B. GIBBONS

hereinafter called the grantors, have this day bargained and sold, and do hereby transfer and convey unto

WILLIE D. HALE and wife MARY M. HALE

hereinafter called grantees, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lots Nos. 38 and 39, of Block "B" on the Revised Plan of Myatt-Egan Subdivision, as of record in Book 1424, page 107, Register's Office for said County.

Said Lots adjoin and front together 100 feet on the westerly side of Egan Circle and runs back 168.4 feet on the northerly line of Lot No. 38, and 180.9 feet on the southerly line of Lot 39, to a dead line, measuring 100.78 feet thereon.

Being the same property conveyed to Jewell Gibbons and wife, Mary B. Gibbons, by deed from Lloyd C. Gardner and wife, Mary O. Gardner, as of record in Book 2699, page 195, said Register's Office.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said grantees, their heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unincumbered, except above mentioned loan.

We further covenant and bind ourselves our heirs and representatives, to warrant and forever defend the title to the said real estate to said grantees, their heirs and assigns, against the lawful claims of all persons.

AND NOW, for the purpose of having and more effectually securing the payment of said the note, and anything necessary and proper to be done in order to bind said, We, the said grantors hereby do hereby transfer and convey unto L. Kenneth Johnson

[redacted] insurable value, the same herein agreed on [redacted]