BK 3578

Book 3578 Page 626

INSTALLMENT DEED

FROM 76067
Houston T. Ezell and
Charles D. Whorley
TO
Gordon Crossno
506 Foundry Dr.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Received for Record this 25 day of JUL A.D. 1963 at 1:21 o'clock P.M. and recorded in Book 1 Page 69
Register's Office
By Deputy Reg.

Part of Parcel No. 9D 3710

INSTALLMENT DEED

For and in Consideration of the sum of ----------

-------- Three Thousand ($3,000.00) & 00/100 ---------- Dollars,

of which Three Hundred ($300.00) & 00/100 ---------- Dollars,

has been paid in cash by Garlon Crossno and wife, Carolyn D. Crossno

the receipt of which is hereby acknowledged, and for the remainder ----------

----- Two Thousand Seven Hundred ($2,700.00) & 00/100 ---------- Dollars,

the said Garlon Crossno and wife, Carolyn D. Crossno has executed one note of even date herewith payable to the order of Houston T. Ezell and Charles D. Whorley, in the original principal amount of $2,700.00, payable in 60 monthly installments of $52.20 each including both principal and interest at the rate of 6% per annum, the first installment being due and payable on the 1st day of August, 1963, and others being due and payable on the first day of each successive month, final payment July 1, 1968; the payment of each installment is to be applied first to the payment of interest and balance to principal;

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, Houston T. Ezell and Charles D. Whorley

have this day bargained and sold, and do hereby transfer and convey unto the said Garlon Crossno, and wife, Carolyn D. Crossno their heirs and assigns,

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

Land in the 9th Civil District of Davidson County, Tennessee, described according to a copy of a survey made by Hickerson and Hickerson, Engineers, dated June 17, 1963, as follows:

Beginning at a point in the westerly margin of Old Charlotte Road, 1925 feet, more or less, northerly from the northwesterly corner of the intersection of Old Charlotte Road and Highway 70; thence North 88° 00' West, 625 feet to an iron pin; thence South 2° 00' West, 150 feet to an iron pin; thence North 88° 00' West, 190.6 feet to an iron pin; thence North 24° 09' West, 334.2 feet to an iron pin; thence South 88° 00' East, 962.7 feet to an iron pin in the westerly margin of Old Charlotte Road; thence with said margin of said Road, South 2° 00' West, 150 feet to the point of beginning, containing 3.9 acres, more or less.

Being part of the property conveyed to Houston T. Ezell and Charles D. Whorley by deed from Emilie B. Levy, of record in Book 2650, page 158, Register's Office for said County.

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This conveyance is made subject to the following restrictions which shall remain in force for a period of 15 years from the date of this deed and shall be covenants running with the land:

There shall be no residence or living quarters built on this tract consisting of less than 1,000 square feet of living space and said residence or living quarters shall have a minimum building setback line of 100 feet from the front lot line. There shall be only one residence or living quarters built on this tract.

April May 1964

PG 626