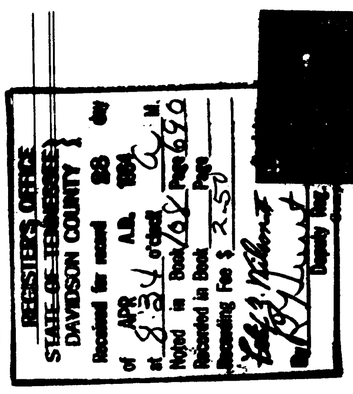
BK 3710

INSTALLMENT DEED

FROM Mary Gill Vann

TO Jimmy Elkins et ux.



27135

B-12649

Installment Deed

FOR AND IN CONSIDERATION of the sum of Eighty Thousand and no/100 ($80,000.00) *Dollars,*

of which Twenty Two Thousand and no/100 ($22,000.00) *Dollars, has been paid in cash,*

the receipt of which is hereby acknowledged, and for the remainder Fifty Eight Thousand and no/100 ($58,000.00) *Dollars,*

Jimmy Elkins and wife, Bonnie Jean Elkins *ha YE executed*

their joint promissory note of even date herewith payable to the order of Mary Gill Vann in 180 monthly installments of $458.67 each, which include both principal and interest at the rate of 5% per annum; the first installment falling due one month from date and the others on the same day of each month thereafter until said note is paid in full. Prepayment privilege will not be allowed on this indebtedness until three years after date,

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, I, Mary Gill Vann, a widow,

have this day bargained and sold, and do hereby transfer and convey unto the said

Jimmy Elkins and wife, Bonnie Jean Elkins, their

(successors), heirs and assigns,

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

Being lots Nos. 63, 64, parts of lots Nos. 65 through 72 on the Plan of J. R. Love's Subdivision of lots Nos. 16 and 17 of D. B. Cooper's Addition, as of record in book 161, page 162, Register's Office for said County.
According to a survey made by James A. Hamilton, Jr., Surveyor, April 9, 1964, said lots Nos. 63 and 64 front 155 feet on the northerly side of Crutcher Street and run back 285 feet on the westerly line and 283 feet on the easterly line with the westerly margin of an alley to an iron pin.
Said part of lots Nos. 65 through 72 are described together as follows:
Beginning at a railroad spike at the northeast corner of Crutcher Street and the first alley west of South Fifth Street; thence with said Street eastwardly 55.38 feet; thence northerly 50 feet to a cross cut in concrete slab; thence southeastwardly 91.08 feet to an iron pin in the southwesterly corner of the property conveyed to the Nashville Housing Authority, by deed from O. J. Vann and wife, of record in book 3256, page 549, said Register's Office; thence with the Housing Authority's westerly line northerly 285.69 feet to the center of a railroad spur track; thence with the center line of said spur track in a northwesterly direction 88.37 feet to an iron pin in the southerly margin of Dew Street; thence with said Street westwardly 93.51 feet to an iron pin in the easterly margin of an alley; thence with said alley southwardly 340.72 feet to the beginning.
Being part of the real property conveyed to O. J. Vann and wife, Mary Gill Vann, by deed from J. T. Ballard, Sr. and wife, of record in book 1472, page 87, said Register's Office, the said O. J. Vann having since died.

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