Send tax statement to new owers:
Joseph Hostettler and wife Anita
Rochelle Drive
Nashville, Tennessee

This deed prepared by:
Larry Cole, Attorney
213 Third Avenue North
Nashville, Tennessee

INSTALLMENT DEED

BOOK 4038 PAGE 643 Map 146-16 Par 116 6P mp

For and in Consideration of the sum of Eighteen thousand and no/100---------- ($18,000.00)---------- Dollars, of which One and no/100---------- ($1.00)---------- Dollars, has been paid in cash by Joseph Hostettler and wife, Anita Hostettler the receipt of which is hereby acknowledged, and for the remainder ---------- Eighteen Thousand and no/100---------- Dollars, the said Joseph Hostettler and wife, Anita Hostettler have agreed to assume and pay the present balance of $9,771.36 of a note (1) dated May 14, 1956, held by Guaranty Mortgage Company secured by a deed of trust of record in Book 2520, page 391, Register's Office Davidson County, Tennessee, and (2) a note dated October 7, 1964, held by A. E. Batts secured by a deed of trust of record in Book 3820 page 24, Register's Office Davidson County, Tennessee and the balance the said Joseph Hostettler and wife, Anita Hostettler have executed their joint promissory note of even date to John L. Link and wife, Agnes Q. Link, to be paid $500.00 per year for seven (7) years with the remaining balance due the eighth year without interest.

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, John L Link and wife, Agnes Q. Link

have this day bargained and sold, and do hereby transfer and convey unto the said Joseph Hostettler and wife, Anita Hostettler their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 702 on the Map of Brentwood Hall Sub. Section VII, as of record in Book 2330, page 27, Register's Office for Davidson County, Tennessee. Said Lot No. 702 fronts 121 feet on the easterly margin of Rochelle Drive and extends back between lines 163 feet on the northerly line and 247.5 feet on the southerly line to a dead line in the rear, measuring 148.4 feet thereon. Being the same property conveyed to John L. Link and wife, Agnes Q. Link, by deed from James E. Adams, and wife, of record in Book 2539, page 73, Said Register's Office.

STATE TAX $ 27.00
PROBATE .50
TOTAL $ 27.50

JUL 25 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID JUL 25 1966

To Have and to Hold said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Joseph Hostettler and wife Anita Hostettler 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 unencumbered.

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

And now, for the purpose of better and more effectually securing the payment of said lien notes, and rendering unnecessary court proceedings for the enforcement of said lien in the event of the non-payment of said notes, as they mature, as hereinafter provided, and for the consideration of one dollar, to us in hand paid, We, the said Joseph Hostettler and wife, Anita Hostettler

do hereby transfer and convey unto Larry Cole, Trustee his successors and assigns, the real estate hereinbefore described, with the appurtenances, estate, title and interest thereto belonging, for the purposes aforesaid, only.

We, the said Joseph Hostettler and wife, Anita Hostettler

do hereby agree to keep all buildings now on, or to be hereafter erected on said property, insured in some reliable fire insurance company or companies for at least the sum of $insurable value until the notes herein secured are fully paid, and to have the loss, if any, made payable on the policy or policies to said Trustee for the benefit of the lawful owner and holder of said notes, as his interst may appear.

We further agree to keep the improvements on said property in good repair and preservation, and to pay all taxes and assessments thereon, and to pay them when due; and in case We fail to do either, then the said Trustee, or the lawful owner and holder of said notes, or any of them, may do any or all of these things, and charge and treat the sum or sums so expended as part of the indebtedness secured therein, the same to bear interest from the date of such payment.

Now, if We, the said Joseph Hostettler and wife Anita Hostettler shall pay the notes aforesaid when due, according to their terms, and pay taxes, keep up repairs, and keep said premises insured, as aforesaid, then this trust conveyance shall be of no further force or effect. But if We fail to pay any one of said notes or part thereof, promptly at maturity or if, failing to pay taxes, keep up repairs or keep said premises insured as herein provided; If we fail to reimburse the Trustee or lawful owner and holder of said notes for all sums, with interest, so expended by said Trustee, or lawful owner and holder of said notes, within thirty days from date of such payment, this trust conveyance shall remain in full force and effect, and at the option of the lawful owner and holder of said notes, or any of said notes then past due and unpaid, all remaining unpaid notes shall become due and payable at once, without notice, and the said Trustee, or his successor in trust, is hereby authorized and empowered, upon giving twenty days' notice by three publications in any newspaper, daily or weekly, published in Davidson County, Tennessee, to sell said property at the front door of the Court House in said county to the highest bidder for cash, at public outcry, free from the equity of redemption, homestead, dower and all other exemptions of every kind, which are hereby expressly waived; and the said Trustee, or his successor in trust, is authorized and empowered to execute and deliver a deed to the purchaser. The creditor may bid at any sale under this trust conveyance. We agree, that the Trustee may, at any time after default in the payment of any one of said notes, enter and take possession of said property, and shall only account for the net rents actually received by him. We further agree that, in the event the Trustee fails, before selling said property, as herein provided, to enter and take possession thereof, the purchaser shall be entitled to immediate possession thereof upon the delivery to him by the Trustee of a deed for said property. In case of sale hereunder, the proceeds will be applied by the Trustee as follows:

1st. To the payment of all costs, charges and expenses of executing this conveyance and enforcing said lien as herein provided; also reasonable attorney's fees for advice in the premises, or for instituting or defending any litigation which may arise on account of the execution of this conveyance, or the enforcement of said lien; also the expenses of any such litigation.

2nd. To the payment of all taxes which may be unpaid on said premises.

3rd. To the payment of all unpaid notes herein secured, and any and all sums expended in the protection of said property, as herein authorized.

4th. The residue, if any, will be paid to Joseph Hostettler and wife Anita, their representatives or assigns.

In case of the death, absence, inability or refusal to act of said Trustee at any time when action under the foregoing power and trusts may be required, the lawful owner and holder of said lien notes, or, if more than one, then of the first-maturing unpaid note, is hereby authorized and empowered to name and appoint a successor to execute this trust by an instrument in writing to be recorded in the Register's Office for Davidson County, Tennessee, and the title herein conveyed to Larry Cole, Trustee, shall be vested in said successor.

Said Trustee shall execute this trust without being required to give bond, and he shall not be required to file any account or settlement in relation to his trusteeship.

IN WITNESS WHEREOF, we, the said John L. Link and wife Agnes Q. Link and Joseph Hostettler and wife Anita Hostettler hereunto set our hands at Nashville, Tennessee, this the 21 day of July 1966

John L. Link
Agnes Q. Link
Joseph Hostettler
Anita Hostettler

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ruth C. Talley, a Notary Public in and for said County and State, the within named John L. Link, Agnes Q. Link, Joseph A. Hostettler, and Anita Hostettler

the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 21st day of July, 1966

Commission Expires My Commission Expires June 21, 1969

Ruth C. Talley, Notary Public.
My Commission Expires June 21, 1969

STATE OF _____
_____ County.

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____ this _____ day of _____, 19____

_____, Notary Public.

Commission Expires _____



INSTALLMENT DEED

FROM

JOHN L. LINK and wife,

AGNES Q. LINK

TO

JOSEPH HOSTETTLER and wife,

ANITA HOSTETTLER

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

36737

JUL 25 1 14 PM '66

NOTED: BOOK 4038 PAGE 527
RECORDING FEE $ 2.50
DEP. REG. _____

JOHN YORLEY CO., NASHVILLE

BOOK 4038 PAGE 646