FORM 1003 BOOK 4103 PAGE 175

INSTALLMENT DEED

This instrument was prepared by
GRISSIM AND SHORT, Attorneys
Court Square Building
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. O. GREENE ET UX	Same	Map. 131-2
(NAME) Hillsboro Pike	(NAME:	Par. 29
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION OF the sum of TWENTY-TWO THOUSAND, FIVE HUNDRED AND NO/100 ($22,500.00) ---------- DOLLARS

of which $ 5,000.00 has been paid in cash by the grantees hereinafter named, the receipt of which is hereby acknowledged, and for the remainder the said grantees HAVE GIVEN THEIR NOTE OF EVEN DATE IN THE AMOUNT OF $17,500.00 PAYABLE TO THE GRANTORS IN MONTHLY INSTALLMENTS OF $125.38 PER MONTH, INCLUDING PRINCIPAL AND INTEREST @ 6% PER ANNUM, BEGINNING MARCH 13, 1967 AND UNTIL SAID NOTE IS PAID IN FULL.

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,
FRANK A. BECKER AND WIFE, LOUISE N. BECKER

hereinafter called the grantors, have this day bargained and sold, and do hereby transfer and convey unto W. O. GREENE AND WIFE, VONCEIL J. GREENE

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

LAND IN THE 7TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 6 OF BLOCK "A" ON THE MAP OF HILLSBORO - HOBBS ROAD SUB-DIVISION, AS OF RECORD IN BOOK 1130, PAGE 80, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 6 FRONTS 50 FEET ON THE EASTERLY SIDE OF HILLSBORO PLACE AND RUNS BACK 168 FEET ON THE NORTHERLY LINE AND 166.5 FEET ON THE SOUTHERLY LINE TO A DEAD LINE, MEASURING 50 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO FRANK A. BECKER AND WIFE, LOUISE N. BECKER, BY DEED FROM WILLIAM H. OLIPHANT AND WIFE, MARTHA D. OLIPHANT OF RECORD IN BOOK 4013, PAGE 209, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is unimproved (X) improved ( ) property, known as _____ (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 unencumbered.

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 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 grantees herein do hereby transfer and convey unto J. M. GRISSIM 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 grantees 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 $_____ 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 interest 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 grantees, 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; 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 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 advise 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 the grantees herein, their heirs, 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 the said Trustee shall be vested in said successor.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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 grantors and grantees, have hereunto set our hands this the 13 day of FEBRUARY 1967.

Frank A. Becker — W. O. Greene

Louise N. Becker — Vonceil J. Greene

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Saydee P. Foster, a Notary Public in and for said County and State, the within named FRANK A. BECKER, LOUISE N. BECKER, W. O. GREENE AND VONCEIL J. GREENE the bargainor S, 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 this 13 day of FEBRUARY 1967

Commission Expires Nov. 2, 1968 — Saydee P. Foster, Notary Public.

STATE OF _____
_____ County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon { his oath / their several oaths } acknowledged { himself / themselves } to be the _____ and _____ respectively of the within named bargainor, a corporation, and that { he / she } as such _____ being authorized so to do executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and signing the same by the said _____ as such _____.

WITNESS my hand and official seal at office on this the _____ day of _____, 19__.

My commission expires _____ Notary Public

STATE TAX $ _____ PROBATE .50 TOTAL $ _____

FEB 15 1967 R. E. WORRALL COUNTY COURT CLERK DAVIDSON COUNTY, TENN.

Please mail to Dr. W. O. Greene 4119 Hillsboro Rd - Nash, Tenn -

INSTALLMENT DEED

FROM
FRANK A. BECKER ET UX

TO
W. O. GREENE ET UX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

60883

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 15 4 14 PM '67
NOTED: BOOK 115 PAGE 274
RECORDING FEE $ 2.50
DEP. REG. m



BOOK 4103 PAGE 177

EXECUTION.

SIMMS MARSHALL & SIMMS-NASHVILLE

STATE OF TENNESSEE, BEDFORD COUNTY

TO ANY LAWFUL OFFICER TO EXECUTE AND RETURN:

You are hereby commanded, that of the Goods and Chattels, Lands and Tenements of Charles H. (Jack) Tidwell

you cause to be made the sum of 1.610.40 Dollars

and Cents, and cost of suit, to satisfy a judgment which

Bedford Co. Bank

obtained before General Sessions Court on the 19 day of Dec - , 1966 against the

said Charles H. (Jack) Tidwell

and such moneys, when collected pay to the said

General Sessions Court.

Given under my hand and seal, the 10 day of Feb 1967

Earl S. Smith (SEAL)

General Sessions Court Clerk

Certificate of Official Signature Form 405 Ambrose-Nashville

State of Tennessee, Bedford County

I, Otto K. Renegar, Clerk of the County Court of Bedford County, do hereby certify that Earl S. Smith, whose genuine signature appears to the foregoing instrument, was at the time of signing the same, an acting General Sessions Court Clerk in and for said County, duly elected and qualified, and that all of h is official acts are entitled to full faith and credit as such.

H is term of office commences on the 1st day of Sept in the year 19 66

and will expire on the 1st day of Sept in the year 19 70

Given under my hand and the seal of said Court, at office this

10 day of February, 19 67

[SEAL]

Otto K. Renegar by Rose R. Clerk

Levy on 1967 Chev. El Camino
at 1402 Carlisle Dr. property of Clara N. Tidwell
Ser. no. 13680781415 10

BOOK 4103 PAGE 178

2-11-67
Ed Smith - Bill Ellen

No. 3778

EXECUTION

Bedford Co. Bank

Clara H. (Jack) Tidwell vs. Plaintiff.

Defendant.

Judgment 19 day of Dec., 1966

Issued 10 day of Jan., 1967

Judgment	$1610.40
Officer's fee	$ 2.00
Fee clk.	$ 5.75
JR Interest	$ .75
Commission	$
Levy	$ 1.618.90

60884

BILL OF COSTS

Issuing Warrant	
Costs	
Judgment	
Docketing	
Continuance	
Issuing Subpoena	
Issuing Fi. Fa.	
Bond	
Officer's Costs	
Serving Warrant	
Serving Subpoena	

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 15 4 28 PM '67

NOTED. BOOK 115 PAGE 27
RECORDING FEE $ 1.15
DEP. REG.