INSTALLMENT DEED Prepared by Paul G. Blankenship, Atty. 3311 Gallatin Rd. Nashville, Tenn.

For and in Consideration of the sum of ($9,250.00)

Nine Thousand Two Hundred Fifty and - - - - - - - - - - - - - - - -00/100 Dollars,

of which None Dollars,

has been paid in cash by Paul E. Ryman and wife, Dorothy June Ryman

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

Nine Thousand Two Hundred Fifty and 00/100 ($9,250.00) Dollars,

the said Paul E. Ryman and wife, Dorothy June Ryman have

executed an Installment Deed Note of even date herewith in the principal sum of Nine Thousand Two Hundred Fifty and 00/100 ($9,250.00) Dollars payable to Wiley P. Camp Jr., and wife, Elaine S. Camp in monthly installments of Seventy Five and 90/100 ($75.90)Dollars for Two Hundred Fifty Two (252) months the first installment being due on the 1st day of December, 1970 and a like payment on the 1st day of each succeeding month, the last payment being due on the 1st day of Novmeber, 1991. The installments include interest at the rate of Eight Percent (8%)

all of said notes bearing Eight 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, Wiley P. Camp Jr. and wife, Elaine S. Camp

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

Paul E. Ryman and wife, Dorothy June Ryman their heirs and assigns,

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

Being part of lot No. 13 on the plan of Anderson Estates, as of record in Book 1130, page 37 Register's Office for said County, being lot No. 133 on the plan of the resubdivision of lots Nos. 1 and 13 of said Anderson Estates, not of record, described according to a survey made by Anderson and Gee, Surveyors, August 5, 1946, as follows:

Beginning on the westerly margin of McArthur Drive at the northeast corner of the property conveyed to A. S. Weinbaum, Jr., et al by beed from Daniel Hugh Campbell and wife, of record in book 1879, page 283, said Register's Office, being the corner of lots Nos. 132 and 133; thence with the line between said two lots, westwardly 150 feet to the northeast corner of lot No. 150; thence with the line between lots Nos. 133 and 149, northwardly 50 feet the the southwest corner of lot No. 134; thence with the line between said lots Nos. 133 and 134, eastwardly 150 feet to the westerly margin of McArthur Drive; thence with same southwardly 50 feet to the beginning.

Being the same real property conveyed to Buford Camp and W. P. Camp Jr. by deed from Zack Q. Myers and wife, Toccoa B. Myers as of record in Book 2961, Page 545 Register's Office for Davidson County, Tennessee and being the same property conveyed to Wiley P. Camp Jr. by deed from Buford Camp by deed of record in Book 4443, Page 876, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to an easement for public utility purposes and 30 foot building setback line, as shown on plan of resubdivision of lots 1 to 13, Anderson Estates survey by Anderson and Gee, August 5, 1946, not of record and to an easement for water main across the northerly and southerly lines of premises, and to restrictive covenants contained in deed of record in Book 1181, page 342, said Register's Office

This is unimproved ( ) improved (X) property, know as 314 McArthur Drive Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town) (Zip Code)

To Have and to Hold said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Paul E. Ryman and wife, Dorothy June Ryman, 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 our heirs and representatives, to warrant and forever defend the title to said real estate to said Paul E. Ryman and wife Dorothy June Ryman 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 Paul E. Ryman and wife, Dorothy June Ryman

do hereby transfer and convey unto Paul G. Blankenship, 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 Paul E. Ryman and wife, Dorothy June Ryman

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 $ 8,000.00 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 Paul E. Ryman and wife, Dorothy June Ryman 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 Paul E. Ryman and wife, Dorothy June Ryman 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 Paul G. Blankenship, 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 Paul E. Ryman and wife, Dorothy June Ryman and Wiley P. Camp Jr., and wife, Elaine S. Camp hereunto set our hands at Nashville, Tennessee, this the 29th day of October 19 70

Wiley P. Camp Jr.
Elaine S. Camp
Paul E. Ryman
Dorothy June Ryman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Paul G. Blankenship, a Notary Public in and for said County and State, the within named Paul E. Ryman and wife, Dorothy June Ryman and Wiley P. Camp Jr., and wife, Elaine S. Camp

the bargainors, 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 29th day of October 24), 19 70

Paul G. Blankenship, Notary Public

Commission Expires October 28th, 1972

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 _____

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and

County aforesaid, personally appeared ,

with whom I personally acquainted, and who, upon oath, acknowledged self to be

of the ,

the within named bargainor, a corporation, and that he as such ,

being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in ,

this day of , 19 .

, Notary Public.

Commission expires .

(over for additional acknowledgements)

NOV-5[illegible]	CCNV	*9,250.00			
NOV-5[illegible]	MORT'G	*9,250.00			
NOV-5[illegible]	S'TAX		A*	23.92	
NOV-5[illegible]	S'TAX		A*	7.20	
NOV-5[illegible]	PR'TEE		A*	.50	
NOV-5[illegible]	MDEED		A*	6.00	* 37.62

INSTALLMENT DEED

FROM Paul E. Ryman Et Ux

TO 314 McArthur Drive Madison, Tenn.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

A 95369

IDENTIFICATION REFERENCE

Nov 5 10 20 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul E. Ryman Et Ux	Paul E. Ryman Et Ux	Map 43-7
(NAME) 314 McArthur Drive	(NAME) 314 McArthur Drive	Parcel 26
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37216	(STREET ADDRESS) Madison, Tennessee 37216	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 9,250.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF October 19 70.

Notary Public

MY COMMISSION EXPIRES: October 28th 1972

(AFFIX SEAL)