Prepared by
Robert N. Skinner, Jr., Attorney
601 Exchange Building
Nashville, Tn.

Map 91-6 P/O Par/ 236 Js

INSTALLMENT DEED

BOOK 5502 PAGE 30

For and in Consideration of the sum of Ten Thousand Eighty-six and 79/100 ($10,086.79) Dollars, of which Eighty-six and 79/100 ($86.79) Dollars, has been paid in cash by Noby O. Hampton and wife, Patsy D. Hampton the receipt of which is hereby acknowledged, and for the remainder Ten Thousand and NO/100 ($10,000.00) Dollars, the said Noby O. Hampton and wife, Patsy D. Hampton have executed their note of even date herewith, payable to Mollie Feigenbaum and Marilyn Stern in the principal amount of Ten Thousand and no/100 ($10,000.00) Dollars, payable in 240 monthly consecutive installments of Eighty-six and 79/100 ($96.79) Dollars each, which includes interest at the rate of 8 1/2% per centum per annum, the first of said payments being due and payable on March 10, 1978, and a like amount thereafter each successive month until the entire balance of principal and/or interest is paid in full. In the event of default of any payment hereunder of interest and/or principal sum when due, the owner or holder of the within described indebtedness secured herein, has a right to declare the entire unpaid balance of the principal sum plust interest in full to maturity due and payable, but the failure to take advantage of one violation of this entire agreement shall not act as a waiver to take advantage of any subsequent violation, the right being a continuing one.

all of said notes bearing ~~six~~ 8 1/2 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, Mollie Feigenbaum and Marilyn Stern,

have this day bargained and sold, and do hereby transfer and convey unto the said Noby O. Hampton and wife, Patsy D. Hampton, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 1408 and Lot No. 1410 of Block No. 22, Plan No. 2, West Nashville, as of record in Book 57, page 172, Register's Office for said County. Said Lot No. 1408 fronts 25' and Lot No. 1410 fronts 25', together front 50', more or less, on the southerly side of Louisiana Avenue and runs back between parallel lines 150 feet to an alley.

Being part of the same property conveyed to Mollie Feigenbaum and Marilyn Stern by deed from Abe Pilsk, Trustee, of record in book 1110, page 360, said Register's Office.

Since the water meter that serves the property situated on lots adjoining this property is situated on part of the property herein conveyed, it is hereby mutually understood and agreed as follows: First, any repair bills on the water line between the water meter and the water main in Louisiana Avenue is to be pro rated: Second; water bills are to be pro rated; and Third, right of ingress and egress to said water meter is hereby reserved by the owners of the adjoining lots for their use, or the use of future owners thereof. Sewer line to be laid will be used for existing houses jointly.

Address New Owner As Follows:
Noby O. Hampton et ux
5505 Louisiana Avenue
Nashville, Tennessee 37209

Send Tax Bills To:
Feigenbaum & Stern
Exchange Building

Map Parcel Nos.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $10,000.00.

Subscribed and sworn to before me, this 19th day of September, 1979.

Affiant

Commission Expires: 6-2-81

Notary Public

To Have and to Hold said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Noby O. Hampton and wife, Patsy D. Hampton 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 Noby O. Hampton and wife, Patsy D. Hampton, 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 Noby O. Hampton and wife, Patsy D. Hampton

do hereby transfer and convey unto I. R. Schulman, 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 Noby O. Hampton and wife, Patsy D. Hampton

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 Noby O. Hampton and wife, Patsy D. Hampton 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 Noby O. Hampton and wife, Patsy D. Hampton, their representatives or assigns.

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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 I. r. Schulman, 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 Noby O. Hampton and wife, Patsy D. Hampton and Mollie Feigenbaum and Marilyn Stern hereunto set our hands at Nashville, Tennessee, this the 10 day of February 1978

Witness
Mary E Rhea

Noby O Hampton
Patsy D Hampton Her X Mark
Mollie Feigenbaum
Marilyn Stern

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Robt McKinney, Jr., a Notary Public in and for said County and State, the within named Noby O. Hampton and wife, Patsy D. Hampton and Mollie Feigenbaum and Marilyn Stern

the bargainors, 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 Nashville, Tennessee, this 7th day of June, 1978.

Commission Expires 5-8-79

Robt McKinney Jr. Notary Public.

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 _____

09/20 CHECK

53 21 2 I HEREBY CERTIFY THIS TO BE A TRUE COPY SEP 20 FILED AND RECORDED DAVIDSON COUNTY, TENN.

RUSH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5502 PAGE 33

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			10000.00-	CO
			10000.00-	MO
			26.00	CO TX
			8.00	MO TX
			.50	PRFEE
			9.00	WDEED
			CHECK	43.50-
3068A09/20/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-53212

IDENTIFICATION REFERENCE

SEP 20 2 39 PM '79

REGISTER OF DAVIDSON COUNTY, TENN.

No. 713322