401 12/0 80.50- CHECK

INSTALLMENT DEED BOOK 5541 PAGE 75

For and in Consideration of the sum of Twenty Thousand and no/100 ($20,000.00) ---------- Dollars,

of which Two Thousand and no/100 ($2,000.00) ---------- Dollars,

has been paid in cash by Robert Erven Palmore and Jerry Wayne Palmore

the receipt of which is hereby acknowledged, and for the remainder Eighteen Thousand and no/100 ($18,000.00) ---------- Dollars,

the said Robert Erven Palmore and Jerry Wayne Palmore have signed a promissory note bearing even date herewith in the principal amount of Eighteen Thousand and no/100 Dollars ($18,000.00), along with interest at the rate of eleven percent (11%) per annum, payable in monthly installments of Two Hundred Twenty-Five and 64/100 Dollars ($225.64), beginning on the 1st day of November, 1979, and continuing on the 1st day of the month each month thereafter until the entire principal and interest are paid in full.

all of said notes bearing ~~six~~ eleven 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, Calvin Coolidge Burgett and wife, Catherine T. Burgett

have this day bargained and sold, and do hereby transfer and convey unto the said Robert Erven Palmore and Jerry Wayne Palmore, their heirs and assigns,

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

Land in the 27th Ward of the City of Nashville, Davidson County, Tennessee, being part of Lot No. 8 on the Map of Martha Martin Lands, in the old 18th District of Davidson County, Tennessee, of record in Book 161, page 101, Register's Office for said County, formerly of record in Book 8, pages 441 and 442 of the Register's Office for said County and being designated as Lot No. 4 and the east part of Lot No. 3 on the unrecorded Map of a subdivision of a part of said Lot No. 8 and described as follows:

Beginning at a point in the south margin of Roberts Avenue, 546 feet 6 inches east of the easterly margin of North 14th Street, being the northwest corner of the property conveyed to Vernon C. Wakefield and wife, by deed of record in Book 140 page 42, said Register's Office; thence along Wakefield's westerly line, southerly 100 feet to a point; thence westerly 88 feet to a point in the southeast corner of the property conveyed to V. H. Brown and wife, of record in Book 1579, page 103, Register's Office; thence along Brown's east line, northerly 100 feet to the south margin of Roberts Avenue, thence with the margin of the same, easterly 88 feet to the beginning.

Being the same property conveyed to Calvin Coolidge Burgett and wife, Catherine T. Burgett by deed from Leroy Gann and wife, Mae sorrell Gann, which deed is dated the 13th day of December, 1957, and is of record at Book 2707, page 29, Register's Office for Davidson County, Tennessee

unimproved ( )
This is improved (XX) property, know as _____ (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 Robert Erven Palmore and Jerry Wayne Palmore 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 Robert Erven Palmore and Jerry Wayne Palmore, 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 Robert Erven Palmore and Jerry Wayne Palmore do hereby transfer and convey unto John T. 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 Robert Erven Palmore and Jerry Wayne Palmore 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 $18,000.00 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 Robert Erven Palmore and Jerry Wayne Palmore 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 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 Robert Erven Palmore and Jerry Wayne Palmore 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 John T. 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 Calvin Coolidge Burgett and wife, Catherine T. Burgett and Robert Erven Palmore and Jerry Wayne Palmore hereunto set our hands at Nashville, Tennessee, this the 18th day of October 19 79

Calvin Coolidge Burgett
Calvin Coolidge Burgett

Catherine T. Burgett
Catherine T. Burgett

Robert Erven Palmore
Robert Erven Palmore

Jerry Wayne Palmore
Jerry Wayne Palmore

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Patricia A. Waddey, a Notary Public in and for said County and State, the within named Calvin Coolidge Burgett and wife, Catherine T. Burgett and Robert Erven Palmore and Jerry Wayne Palmore'

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 18th day of October, 19 79

Commission Expires January 13, 1982

Patricia A. Waddey, Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

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 _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5541 PAGE 78

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)

INSTALLMENT DEED

FROM

TO

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

F 6 7 1 1 8

IDENTIF. REFERENCE

RUSH

DEC 7 9 33 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FORLEY CO. NASHVILLE

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Erven Palmore (NAME)	Robert Erven Palmore (NAME)	83-2-94A
1410 Roberts Avenue (STREET ADDRESS OR ROUTE NUMBER)	1410 Roberts Avenue (STREET ADDRESS)	
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY
John T. Blankenship
3311 Gallatin Road
Nashville, Tennessee 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 20,000.00 Robert Erven Palmore
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF October, 19 79.

Patricia A. Wooley
Notary Public

MY COMMISSION EXPIRES: 1/15/82

(AFFIX SEAL)

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5541 PAGE 79

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
			20000.00- CO	
			18000.00- MO	
			52.00 CO TX	
			16.00 MO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	80.50-
0461A12/07/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F67118

IDENTIF. REFERENCE

DEC 7 9 34 AM '79

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 730193