THIS INSTRUMENT WAS PREPARED BY
PATRICIA McDADE ATTORNEY
12th Floor FIRST AMERICAN Center
NASHVILLE TN. 37238

Installment Deed

BOOK 6035 PAGE 539

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lillian B. Muhammad and Hattie M. Gordan		
(NAME) 1101 Bate Ave.	(NAME) SAME	MAP 105-9
(STREET ADDRESS OR ROUTE NUMBER) Nashville TN 37204	(STREET ADDRESS)	Par 261
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Forty-two thousand and 00/00 ($42,000.00) Dollars, of which Three hundred and 00/00 ($300.00) Dollars, has been paid in cash, the receipt of which is hereby acknowledged, and for the remainder Forty one thousand seven hundred and 00/00 ($41,700.00) Dollars, The said Grantees have executed a demand note of even date in the amount of $1700.00 and an installment note in the amount $40,000.00 payable in monthly installments of $371.32 commencing on April 1, 1983, the Balance to be due and payable on March 1,2023. Grantees agree to pay the property taxes on or before January 1 of each year and the hazard insurance 30 days prior to the renewal date of the term of the policy. It is further understood that this indebtedness is not assumable by any future purchase without the prior written consent of Talton T. Williams and Araminta McCullough Williams.

and providing for payment of attorney's fees, and to secure the payment of said indebtedness, principal, interest, and attorney fees, a lien is expressly retained on the land herein conveyed, Talton T. Williams and wife Araminta McCullough Williams have this day bargained and sold, and do hereby transfer and convey unto the said Lillian B. Muhammad and Hattie M. Gordan as tenants in common the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 27 in W.S. Criddle's Subdivision, of Lot No. 1, Lawrence Plan of Lots as of record in Book 57, Page 84, Register's Office for Davidson County, Tennessee.

Said Lot No. 27 fronts 50 feet on the south side of Bate (formerly Cleveland) Avenue and runs back between parallel lines 145 feet to an alley.

Being the same property conveyed to Talton T. Williams and wife Marie G. Williams, and Araminta M. McCullough by deed from J.W. Freeman and wife, Obera D. Freeman of record in Book 5607 Page 383 Register's Office for Davidson County, Tennessee and further being part of the property conveyed to Araminta M. McCullough by Quitclaim deed from Robert Hudson, Trustee of Record in Book 5929 Page 107 of said Register's office and being designated in said deed as tract number two.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,000.00

Subscribed and sworn to before me, this the 11th day of April 19 83

Affiant

My commission expires: 4/22/84 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 1011 Bate Avenue (House Number) (Street) Nashville, Tennessee 37204 P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), 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 Grantees, their (successors), 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 indebtedness; rendering unnecessary court proceedings for the enforcement of said lien in the event of the non-payment of said indebtedness and installments thereof, as they mature, as hereinafter provided, and for the consideration of one dollar paid in cash, receipt of which is acknowledged, the said Grantees hereinafter referred to as trustors, hereby transfer and convey unto Joe Lackey, Jr., Trustee, his successors and assigns, the real estate hereinbefore described, with the appurtenances, estate, title and interest thereto belonging upon the following uses and trusts:

Trustors 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 the sum of $ 42,000.00 or at least the maximum insurable value, until the indebtedness herein secured is 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 or holder of said indebtedness as his interest may appear.

Lillian Muhammad

Hattie M. Gordan

Lillian Muhammad

BOOK 6035 PAGE 540

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, PATRICIA M. DAMICO *a Notary Public in and for said County and State,* TALTON T. WILLIAMS, ARAMINTA M. WILLIAMS, LILLIAN B. MUHAMMAD AND HATTIE M. GORDAN *the within named 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* 11th *day of* April, 19 83

Patricia M. Damico *Notary Public*

Commission expires 4/22/84

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am 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 .....

RUSH

H 41268

IDENTIF. REFERENCE

APR 12 9 41 AM '83

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

INSTALLMENT DEED

FROM

Talton T. Williams and

Araminta McCullough Williams

TO

Lillian B. Muhammad

and Hattie M Gordan

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6035 PAGE 541

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			42000.00- CO	
			417CC.CC- MO	
			109.20 CO TX	
			39.70 MO TX	
			.50 PRFEE	
			6.CC WDEED	
			CHECK 150.40-	

9531[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4: 1: 2 6 8

IDENTIF. REFERENCE

APR 12 9 41 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 941283