BOOK 4312 PAGE 336

THIS INSTRUMENT PREPARED BY:
HARRIS A. GILBERT,
7th FLOOR, THIRD NATL. BANK BLDG.,
NASHVILLE, TENNESSEE 37219

NEW OWNER: Jim D. Stevens
3937 Gallatin Rd
Nashville Tenn.

SEND TAX BILLS TO: Same

MAP NO. 43-13
PARCEL NO. 81
M.O.

FEB24 CONV *6,300.00
FEB24 S'TAX A* 16.38
FEB24 PR'FEE A* .50
FEB24 W'DEED A* 3.00 * 19.88

ELKIN GARFINKLE,
SUBSTITUTE TRUSTEE,

TO/ D E E D
Jim D. Stevens

Whereas, James H. Robinson, a single man, executed a deed of trust to Louis R. Linx, Trustee, of record in Book 3215, page 135, R. O. D. C., Tennessee, conveying to him the property hereinafter described, to secure the payment of the note therein described; and

Whereas, default was made in the payment of the note, and the said Louis R. Linx, Trustee, refused to act, and the owner and holder of the note appointed Elkin Garfinkle, Substitute Trustee, by instrument of record in Book 4299, page 671, Register's Office for Davidson County, Tennessee, and

Whereas, the owner and holder of said note instructed Elkin Garfinkle, Substitute Trustee, to institute proceedings as provided in and by said deed of trust, and

Whereas, the said Elkin Garfinkle, Substitute Trustee, did advertise in accordance with the provisions of said deed of trust to sell said property at the south door of the courthouse at Nashville, Tennessee, on Monday, February 24th, 1969, at twelve o'clock, noon, and

Whereas, at the time and place named in said advertisement, the said Elkin Garfinkle, Substitute Trustee, offered the property hereinafter described for sale to the highest and best bidder for cash, and the highest and best bid received was that of Jim D. Stevens, who bid $6300.00.

NOW THEREFORE, I, Elkin Garfinkle, Substitute Trustee, in pursuance of the power and authority vested in me by said deed of trust, and in consideration of the sum of $6300.00, paid in cash by Jim D. Stevens, the receipt of which is hereby acknowledged, do by these presents sell,

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $6300.00

Subscribed and sworn to before me this 24 day of Feb. 69

Deputy Register J. Gentry

transfer and convey to _____, _____ heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lots Nos. 41 and 42 in Block B, on the Plan of Forest Park Subdivision, at Madison, Tennessee, as of record in Book 843, page 44, R. O. D. C., Tenn. Said lots Nos. 41 and 42 in Block B front 25 feet each on the north side of Maple Street and each runs back northerly between parallel lines 150 feet to a dead line.

Being the same property conveyed to James H. Robinson by deed from H. J. Suggs and wife, Mabel Suggs, of record in Book _____, page _____, R. O. D. C., Tenn., to which reference is here made.

TO HAVE AND TO HOLD SAID TRACT OR PARCEL OF LAND WITH THE APPURTENANCES, ESTATE, TITLE AND INTEREST THERETO BELONGING TO THE SAID Jim D. Stevens, his HEIRS AND ASSIGNS, FOREVER.

I make this conveyance in pursuance of the powers vested in me as Substitute Trustee, transferring to the said Jim D. Stevens, his heirs and assigns, the benefit of all warranties as made to me in said deed of trust, but not further or otherwise. This conveyance is made subject to all prior liens or encumbrances, all restrictions and all unpaid taxes.

In witness of the foregoing I have hereunto set my hand at Nashville, Tennessee, this 24th day of February, 1969.

A 31 41 1 6 T IDENTIF. REFERENCE FEB 24 T 02 PM '69 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN.

Elkin Garfinkle
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Robert Lee Lewis, a Notary Public in and for said County and State, the within named Elkin Garfinkle, Substitute Trustee, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of February, 1969.

Robert Lee Lewis
NOTARY PUBLIC

MY COMMISSION EXPIRES:
January 24, 1973

ROBERT DAVID LEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.