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TOE. IDENTIF. REFERENCE

AUG 17 11 25 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) BOOK 4439 PAGE 70

The actual consideration or value, whichever is greater, for this transfer is $ 5,600.00.

Sylvia Barish
Affiant

Subscribed and sworn to before me, this the 12th day of August, 1970.

~~My commission expires~~: W. Williams
Dep. Register

This instrument prepared by
GULLETT, STEELE, SANFORD, ROBINSON & MERRITT
L & C Tower, Nashville, Tenn.

TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 13th day of August, 1970, by and between CHARLES NELSON, JR., TRUSTEE, FIRST PARTY, and SYLVIA BARISH, of Nashville, Tennessee, SECOND PARTY;

W I T N E S S E T H:

WHEREAS, by a deed of trust, dated September 5, 1962, of record in Book 3447, page 587, Register's Office for Davidson County, Tennessee, Clarence E. Elrod and C. W. Davidson conveyed to Charles Nelson, Jr., Trustee, the hereinafter described property to secure the payment to Home Federal Savings & Loan Association of Nashville of a promissory note in the original principal sum of Ten Thousand and 00/100 ($10,000.00) Dollars; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said promissory note and deed of trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions of said deed of trust,

notices of the time and place of said sale being published in The Nashville Record on July 21, 1970, July 28, 1970, and August 4, 1970; and

WHEREAS, pursuant to said notices, First Party did offer said property for sale at the south door of the Davidson County Court House in Nashville, Tennessee, on August 13, 1970, at 12:00 o'clock noon, Sylvia Barish, Second Party, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Five Thousand Six Hundred and 00/100 ($5,600.00) Dollars, and said sum of said bid having been paid, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does hereby transfer and convey unto Second Party, her heirs and assigns, the following described real property, situated in Davidson County, Tennessee:

> Being Lot No. 3 and the westerly part of Lot No. 4 on the Map of Elmington Place, of record in Book 549, page 59, Register's Office for Davidson County, Tennessee.
>
> Said Lot and part of said Lot adjoin and front together 51.5 feet on the south side of Byron Avenue and run back between lines 136 feet 6 inches on the west line of Lot No. 3 and 144 feet 4 inches, more or less, on the east line of part of Lot No. 4, to a dead line in the rear on which they measure 52 feet 4 inches, more or less.
>
> Being the same property conveyed to Clarence E. Elrod and C. W. Davidson by deed from Lillian Gertrude Kinsolving and Vivian K. Thompson, of record in Book 3433, page 495, Register's Office for Davidson County, Tennessee.
>
> The above described real property is improved and is located at 3523 Byron Avenue, Nashville, Tennessee 37205. It is map #104-10, parcel #41. Tax statements should be sent to Sylvia Barish, 3809 Whitland Avenue, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the aforesaid real estate unto the said Second Party, her heirs and assigns, forever, and in bar of equity of redemption, homestead, dower and all other exemptions of every kind.

And I, Charles Nelson, Jr., Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to said land only as to such title coming through or by me to the said Second Party, her heirs and assigns, against the lawful claims of all persons whomsover.

IN WITNESS WHEREOF, the First Party has hereunto set his signature this the day and date above written.

Charles Nelson, Jr., Trustee,
FIRST PARTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

AUG 17 70 CONV *5,600.00
AUG 17 70 S'TAX A* 14.56
AUG 17 70 PR'FEE A* .50
AUG 17 70 W'DEED A* 4.50 * 19.56

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within named Charles Nelson, Jr., 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 13TH day of August, 1970.

T. Millard Oliphant
Notary Public

My commission expires: Nov. 27, 1972