New Owners - Jill Ellis
Mr. & Mrs. William R. Raney
1013 Grant St., S.E.
Decatur, Ala. 35601

This Instrument Was Prepared By
DENNEY, LACKEY, CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

Map 91-7
Par. 295
PW

BOOK 4150 PAGE 429

D E E D

WHEREAS, by Deed of Trust dated February 4, 1963, of record in Book 3541, page 257, Register's Office for Davidson County, Tennessee, Dennis L. Raney and wife, Marjorie Raney, conveyed the property hereinafter described to Vaden Lackey, Jr., Trustee, to secure the payment of the indebtedness therein mentioned and described;

WHEREAS, default was made in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and the Fidelity Federal Savings & Loan Association of Nashville, the lawful owner and holder of said indebtedness, having declared all of the unpaid installments due and payable, called upon the undersigned Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property;

WHEREAS, I, Vaden Lackey, Jr., Trustee, did give notice of the time and place of sale by publication in the Trades & Labor News, a newspaper published in Nashville, Davidson County, Tennessee, for three consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on September 3, September 10, and September 17, 1970, respectively;

WHEREAS, pursuant to said notice, I, the undersigned Vaden Lackey, Jr., Trustee, did offer said property for sale at public outcry, to the highest bidder for cash in hand, and in bar of the right of equity of redemption and homestead, on Monday, September 28, 1970, at 12:00 o'clock Noon, at the front door of the Court House in Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale, William R. Raney and wife, Trudie R. Raney were the highest and best bidders, the amount of their bid being in the sum of SIX THOUSAND ONE HUNDRED AND ONE & NO/100 ($6,101.00) DOLLARS.

NOW, THEREFORE, for and in consideration of an amount of SIX THOUSAND ONE HUNDRED AND ONE & No/100 ($6,101.00) DOLLARS, cash in hand paid by the said William R. Raney and wife, Trudie R. Raney, the receipt of which is hereby acknowledged, I, Vaden Lackey, Jr., Trustee, have bargained and sold, and by these presents do transfer and convey unto the said William R. Raney and wife, Trudie R. Raney, their heirs and assigns, the following described property in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being the westerly 7½ feet of Lot No. 1207, all of Lots Nos. 1209, 1211, 1213, and the easterly 7½ feet of Lot No. 1215, of Block No. 181, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lots and parts of Lots front together 90 feet on the northerly side of Michigan Avenue, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Dennis L. Raney and wife, Marjorie Raney, by deed from William R. Raney and wife, Trudie R. Raney, of record in Book 2878, page 213, Register's Office for said County.

This conveyance is subject to unpaid taxes.

TO HAVE AND TO HOLD said tract of land, together with all appurtenances, estate, title and interest thereto belonging to the said WILLIAM R. RANEY and wife, TRUDIE R. RANEY, their heirs and assigns, forever.

I, Vaden Lackey, Jr., Trustee, under said Deed of Trust, do hereby transfer, assign and convey unto the said WILLIAM R. RANEY and wife, TRUDIE R. RANEY, their heirs and assigns, all of the right, title and interest in and to said property vested in me, and which I have a right to transfer, in as full and ample a manner as I, Trustee under said Deed of Trust can or should do, but no further or otherwise.

IN WITNESS WHEREOF, the undersigned Vaden Lackey, Jr., Trustee, has hereunto set his hand this 1st day of October, 1970.

Vaden Lackey, Jr.
Trustee

BOOK 4450 PAGE 431 A 9 2 3 2 9

IDENTIF. REFERENCE

OCT 7 9 15 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Lela Richardson, a Notary Public in and for said County and State, the within named Vaden Lackey, Jr., the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument, as Trustee, for the purposes therein contained.

WITNESS my hand and official seal at office at Nashville, Tennessee, this 1st day of October, 1970.

Lela Richardson
Notary Public

My Commission Expires:
July 24, 1972

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 6101.00.

John R. Parker
Affiant

Subscribed and sworn to before me, this the 7th day of October, 1970.

Donna D. Porter
Notary Public

My Commission Expires: Feb 21, 1973

OCT-7R	CONV	*6,101.00			
OCT-7R S'TAX			A*	15.86	
OCT-7R PR'FEE			A*	.50	
OCT-7R	W'DEED		A*	4.50	* 20.86