Burger & Jay Bills
Clements, Jack Sam & Lou Ann
2605 Jefferson St. Nash. Tenn

THIS INSTRUMENT WAS PREPARED BY AVON N. WILLIAMS, JR., ATTORNEY AT LAW, 1414 PARKWAY TOWERS, NASHVILLE, TENNESSEE 37219.

BOOK 4608 PAGE 982 105-3 240 pw

TRUSTEE'S DEED

WHEREAS, by a Deed of Trust, dated 4 June 1964 of record in Book 3787, page 268, Register's Office for Davidson County, Tennessee, Thurston L. Rice and wife, Beatrice Rice, conveyed the herein described property to Alfred C. Galloway, Trustee, to secure an indebtedness to Community Federal Savings and Loan Association of Nashville, evidenced by a promissory Deed of Trust lien note dated even date of said Deed, and

WHEREAS, default was made in the payment of said note and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand on me, as Trustee, to foreclose on said property, and

WHEREAS, I caused said property to be advertised in the Trades & Labor News, a newspaper published in Davidson County, Tennessee, all in accordance with the terms and conditions of said Trust agreement, to sell said property at 12:00 o'clock Noon, Wednesday, 7 June 1972, at the south door of the Courthouse, in Davidson County, Tennessee, for cash, and

WHEREAS, the highest, last and best bid received was in the amount of Two Thousand Four Hundred Forty Six and 78/100 ($2,446.78) Dollars, cash, said offer and bid having been made by Community Federal Savings and Loan Association of Nashville;

NOW, THEREFORE, in consideration of said sum, I, Alfred C. Galloway, Trustee, have bargained and sold and by these presents do transfer and convey unto the said Community Federal Savings and Loan Association of Nashville, its successors and assigns a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 6 on the Map of the Lands of J. M. Fraley, deceased, as of record in Plan Book 2, page 61 of the Chancery Court at Nashville. Said Lot No. 6 fronts 40 feet on the east side of 3rd Avenue South, formerly College Street, and runs back between parallel lines, 127½ feet more or less to an alley.
> Said tract is improved and known as 1250-3rd Avenue, South, Nashville, Tennessee, and is Parcel W15-3300 in the County Tax Assessor's Office.
> Being the same property conveyed to Beatrice Rice, by deed from Harry Gordon and wife, as of record in Book 3674, page 475, said Register's Office.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Community Federal Savings and Loan Association of Nashville, its successors and assigns, forever;

This conveyance is made by me as Trustee, but no further or otherwise.

WITNESS MY HAND this the 9th day of June, 1972.

Alfred C. Galloway
TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Alfred C. Galloway, a Notary Public in and for said County and State, the within named Alfred C. Galloway, 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 the 9th day of June, 1972.

Anita Louise Fitzgerald
NOTARY PUBLIC

My Commission Expires: 11/1/72

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $2,446.78 Affiant Alfred C. Galloway
Subscribed and sworn to before me this 9th day of June 1972
Deputy Register Jos. W. Sloan

B 62845

T
IDENTIF. REFERENCE

JUN 9 4 14 PM '72
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-72	CONV	*2,446.78			
JUN-72	S'TAX		A*	6.24	
JUN-72	PR'FEE		A*	.50	
JUN-72	W'DEED		A*	4.00	* 10.74