Address New Owner:	Send Tax Bills:	Map-Parcel Nos.:
Culver Manufacturing Company, Inc. c/o Mr. Ed Culver Gold Key Realtors 13 Arcade Nashville, Tennessee	Same	27W-25285 Map 83-2 Par 204

BOOK 4724 PAGE 621

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 28th day of August, 1968, Jordan Bonner and wife, Jimmie L. Bonner, executed an Installment Deed to Reau E. Folk, Jr., Trustee, to secure a Promissory Note in the amount of $10,350.00, payable to the order of Culver Manufacturing Company, Inc., all as fully set forth in said Installment Deed which is of record in the Register's Office for Davidson County, Tennessee, in Book 4265, page 27, to which reference is here made; and

WHEREAS, I, JOHN V. ADAMS, was appointed Substitute Trustee under the said Deed of Trust by instrument recorded in Book 4711, page 477, in the Register's Office for Davidson County, Tennessee; I, JOHN V. ADAMS, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed, advertised the said real estate as required by law and by the terms of said Deed by giving twenty (20) days notice by three (3) successive publications, namely: June 5, June 12, and June 19, 1973, The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed.

PURSUANT to said advertisement on Thursday, June 28, 1973, at 11:00 a.m. at the front door of the Courthouse in Davidson County, Tennessee, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities, as provided in said Deed, at which time CULVER MANUFACTURING COMPANY,INC. submitted the highest and best bid in the amount of $7,000.00.

NOW THEREFORE, in consideration of the premises, I, JOHN V. ADAMS, Substitute Trustee, do hereby sell, transfer and convey to CULVER MANUFACTURING COMPANY, INC., its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real estate, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 89 on the Plan of Dr. E. T. Brown's Subdivision of Lots 21 to 26, inclusive, of Brownsville Addition, as of record in Book 332, page 91, Register's Office for said County.

SAID Lot fronts 50 feet on the southerly side of Douglas Avenue and extends back between parallel lines, 162 feet, more or less, to an alley.

BEING the same property conveyed to Jordan Bonner and wife, Jimmie L. Bonner, by deed from Culver Manufacturing Company, Inc., an Indiana corporation, of record in Book 4265, page 27, Register's Office for Davidson County, Tennessee.

I, JOHN V. ADAMS, Substitute Trustee, convey to CULVER MANUFACTURING COMPANY, INC., all the rights conveyed to me as said Substitute Trustee in said Deed, including such covenants and warranties, as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise, under the power vested in me under said Deed hereinabove referred to and not as an individual.

WITNESS my hand at Nashville, Tennessee, this 2nd day of July, 1973.

John V. Adams
Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN V. ADAMS, 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 2nd day of July, 1973.

Betty G. Ehresman
Notary Public

My Commission Expires: 8-9-75

BETTY G. EHRESMAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $7,000.00.

John V. Adams
Affiant

Subscribed and sworn to before me, this the 2nd day of July, 1973.

Betty G. Ehresman
Notary Public

My Commission Expires: 8-9-75

BETTY G. EHRESMAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

C I 3844

IDENTIF. REFERENCE

JUL 3 10 21 AM '73

FELIX A. [illegible] DAVIDSON COUNTY, TENN.

JUL-3	CONV	*7,000.00		
JUL-3	S'TAX		A* 18.20	
JUL-3	PR'FEE		A* .50	
JUL-3	WDEED		A* 4.00	* 22.70