NAME & ADDRESS NEW OWNERS

Hal E. Wilson, Jr. and Alfred Hersh,
d/b/a H & W Properties
367 Gaddes Drive
Nashville, Tennessee 37221

Tax Parcel No._____

SEND TAX STATEMENTS TO:

SAME

BOOK 4751 PAGE 996 133-1
75 RW

TRUSTEE'S DEED

FHA Case No. 48 623659

WHEREAS, Billy L. Keathley and wife, Peggy McNeil Keathley, by deed of trust recorded in Book 3143, page 1, Register's Office for Davidson County, Tennessee, conveyed to T. I. Holman, Jr., Trustee, with power to sell upon default in the payment of the indebtedness therein secured certain land hereinafter described; and,

WHEREAS, default in the payment of the indebtedness therein secured was made, and First Federal Savings and Loan Association of Nashville, being the lawful owner and holder of said debt, which was evidenced by note, demanded that the property be advertised and sold in satisfaction of said indebtedness, consistent with the power and duties imposed upon said Trustee and his successors in said deed of trust; and,

WHEREAS, I, T. I. Holman, Jr., Trustee, caused said property to be duly advertised for twenty-one days by three weekly publications in The Nashville Record, a newspaper published in Davidson County, Tennessee, stating that on Thursday, September 27, 1973, at 12:00 Noon, at the south door of the Courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the highest and best bidder at public auction for cash, and free from the equity of redemption, homestead and dower, all of which was expressly waived in said deed of trust; and,

IDENTIF. REFERENCE
OCT 3 10 24 AM '73
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

C26275

This instrument prepared by
STEPHENSON, LACKEY & HOLMAN
First Federal Building
Nashville, Tennessee 37219

WHEREAS, at the time and place stated on said terms I offered said property for sale at public outcry and sold said property to Hal E. Wilson, Jr. and Alfred Hersh, d/b/a H & W Properties, their bid of Seven Thousand One Hundred Fifty and no/100 ($7,150.00) Dollars being the highest and best bid offered.

NOW, THEREFORE, in consideration of the premises and in exercise of the powers and duties vested in me by said deed of trust, and in consideration of the sum of Seven Thousand One Hundred Fifty and no/100 ($7,150.00) Dollars cash in hand paid by Hal E. Wilson, Jr. and Alfred Hersh, d/b/a H & W Properties, receipt of which is hereby acknowledged, I, T. I. Holman, Jr., Trustee, as aforesaid, have bargained and sold and by these presents do transfer and convey unto Hal E. Wilson, Jr. and Alfred Hersh, d/b/a H & W Properties, their successors and assigns, all of the right, title and interest vested in me by said deed of trust in the property therein described, which said property is situated in Davidson County, Tennessee and described as follows:

> Land in 6th, formerly the 9th Civil District of Davidson County, Tennessee, being Lot No. 40 on the Plan of H. G. McNabb's Subdivision of the Morton Lands as of record in Book 1130, page 64, Register's Office for said County, described as follows:
>
> Beginning on the easterly margin of Louise Drive, at the corner of Lots Nos. 40 and 41; thence with the line between said two lots, eastwardly 157.8 feet; thence northwardly 53 feet to the southerly margin of Patterson Street; thence with said street, north 85° 49' west 136 feet to the beginning of a curve; thence around said curve, with a radius of 20.4 feet, southwestwardly 33.6 feet to the easterly margin of Louise Drive; thence with said Drive, southwardly 43 feet to the beginning.
>
> This is improved property known as 3200 Louise Drive, Nashville, Tennessee.

The sale was held, and this conveyance is made subject to the liens of restrictive covenants, easements and set-back lines affecting the property herein described, and of record in the Register's Office for Davidson County, Tennessee; and likewise to the lien of taxes for the year 1973.

TO HAVE AND TO HOLD said property with the appurtenances estate, title and interest thereto belonging to said Hal E. Wilson, Jr., and Alfred Hersh, d/b/a/ H & W Properties, their successors and assigns forever. And I do hereby transfer and assign unto Hal E. Wilson, Jr., and Alfred Hersh, d/b/a/ H & W Properties, their successors and assigns, all of the rights and benefits of the covenants and warranties in said deed of trust contained in as full and ample a manner as under it I can or should do, but I convey and assign as Trustee, and not otherwise.

Witness my hand this 28th day of September, 1973.

T.I. Holman, Jr. Trustee

T.I. Holman, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Virginia R. Runion, a Notary Public in and for said State and County, the within named T.I. Holman, 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 27th day of September, 1973.

Virginia R. Runion
Notary Public

My commission expires:

2-1-75

OCT-3 CONV *7,150.00
OCT-3 TAX A* 18.46
OCT-3 PRTFEE A* .50
OCT-3 WDEED A* 6.00 * 24.96

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein conveyed is $ 750

State of Tennessee)
County of Davidson)

Affiant

Sworn to and subscribed before me this 28th day of September, 1973.

My commission expires: Aug 27th 1974

Notary Public, in and for the aforesaid State and County.

NOTARY PUBLIC AT LARGE AUG. 27, 1974 DAVIDSON COUNTY, TENN.