THIS INSTRUMENT WAS PREPARED BY ROBERT L. TAYLOR
ATTORNEY, 301 STAHLMAN BUILDING, NASHVILLE, TN.

Mail to

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mrs. Virginia Hammock		81-16 p. 600
(NAME:)	(NAME:)	
2909 Lyncrest Drive	Same	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 4858 PAGE 635

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated April 27, 1973, of record in Book 4802, page 405, Register's Office for Davidson County, Tennessee, Henry Black and wife, Lula Black, conveyed the property hereinafter described to Caesar E. Urrutia, Trustee, to secure the payment of the indebtedness therein mentioned and described; and

WHEREAS, the said Caesar E. Urrutia was unable to act as Trustee under said deed of trust, and Robert L. Taylor was appointed Substitute Trustee by an instrument in writing recorded in Book 4848, page 599, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the said indebtedness and in performance of the other covenants and agreements contained in said instrument, and Virginia Hammock, the lawful owner and holder of said indebtedness, having declared all of the unpaid installments due and payable, called upon the undersigned Substitute Trustee to exercise the power of sale conferred by said instrument and to sell the hereinafter described property; and

WHEREAS, the said Robert L. Taylor, Substitute Trustee, did give notice of the time and place of sale by publication in the Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three consecutive weeks or twenty days, one insertion of said advertisement appearing in each of the issues of said newspaper on Sept. 10, 17, and 24, 1974, respectively; and

WHEREAS, pursuant to said notice, I, the undersigned, Robert L. Taylor, Substitute 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, and subject to any and all unpaid taxes, and a first mortgage of record in Book 4568, page 772, Register's Office for Davidson County, Tennessee, on Wednesday, October 2, 1974, at 12:00 noon at the south door of the Court House in Nashville, Davidson

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $32,000.00

Subscribed and sworn to before me, this the 1 day of Oct 1974

Affiant

My commission expires: 2-1-75 (Affix Seal)

Notary Public

County, Tennessee; and

WHEREAS, at said sale Virginia Hammock was the highest and best bidder, the amount of her bid being in the sum of THREE THOUSAND TWO HUNDRED ($3,200.00) DOLLARS, and the said Virginia Hammock being the holder of the indebtedness secured by said deed of trust, together with the expense of said sale amounting to more than said bid, accordingly she was not required to pay any cash to the Substitute Trustee except the expense of said sale.

NOW, THEREFORE, in consideration of the premises, I, Robert L. Taylor, Substitute Trustee, have bargained and sold and by these presents do transfer and convey unto Virginia Hammock, her heirs and assigns, the following described property situated in Davidson County, Tennessee, to wit:

> Being the northerly 35 feet of the southerly 77 feet of Lots Nos. 20 and 21 on the Plan of B. W. Hall's Addition to Nashville, as of record in Book 17, page 261, Register's Office for said County.
>
> Beginning on the easterly margin of 11th Avenue, North, formerly Cumberland Street, 42 feet northerly from the northerly margin of Jackson Street; thence with the easterly margin of said Avenue, northerly 35 feet; thence easterly parallel with Jackson Street 100 feet to the line between Lots Nos. 19 and 20 on said plan; thence with said line southerly 35 feet; thence westerly 100 feet to the beginning.
>
> Being the same property conveyed to Henry Black and wife, Lula Black, by deed from Jack J. Cohen and wife, Bessie D. Cohen, as of record in Book 4568, page 772, Register's Office for Davidson County, Tennessee; and also being the same property conveyed to Caesar E. Urrutia, Trustee, by deed of trust from Henry Black and wife, Lula Black, of record in Book 4802, page 405, said Register's Office.

This conveyance is made subject to any and all unpaid taxes which are a lien against said property at the time of sale and a first mortgage of record in Book 4568, page 772, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land, together with all appurtenances, estate, title and interest thereto belonging to the said Virginia Hammock, her heirs and assigns, forever.

I, Robert L. Taylor, Substitute Trustee, under said deed of trust, do hereby transfer, assign and convey unto the said Virginia Hammock,

her heirs and assigns, all of the right, title and interest in and to said property vested in me, and which I have the right to transfer, in as full and ample manner as I, as Substitute Trustee under said deed of trust, can or should do, but no further or otherwise.

IN TESTIMONY WHEREOF the undersigned, Robert L. Taylor, Substitute Trustee, has hereunto set his hand this the 7 day of October, 1974.

C74191

T
IDENTIF. REFERENCE

Oct 9 9 56 AM '74
FELIX Z. WILSON ET REGISTER
DAVIDSON COUNTY, TENN.

Robert L. Taylor, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Dewey Allen Bedgood a Notary Public in and for said County and State, the within named Robert L. Taylor, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Substitute Trustee, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of October, 1974.

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires:

2-1-75

OCT-9=	CONV	*3,200.00				
OCT-9=S'TAX			A*	8.32		
OCT-9=PB'FEE			A*	.50		
OCT-9=	W'DEED		A*	6.00	*	14.82