C76634

Prepared by: Richard E. Rudesill
Attorney at Law
Box 84
Brentwood, Tennessee

Buyer + Tax Bills
Tharpe & Brooks, Inc
Atlanta, Ga.

81-11
511 KC

IDENTIF. REFERENCE
Oct 31 10 14 AM '74
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

BOOK 4864 PAGE 791

FHA Case No. 483-045954-235

SUBSTITUTE TRUSTEE'S DEED

THIS INSTRUMENT, made and entered on this the 28th day of June, 1974, by and between Richard E. Rudesill, Substitute Trustee, and THARPE & BROOKS, INC. of Atlanta, Georgia, his successors and assigns.

WITNESSETH

WHEREAS, on the 6th day of July, 1972, CARL JORDAN and wife, GLORIA M. JORDAN, executed to William N. Dearborn, Trustee, for Commerce Union Bank, of Nashville, a deed of trust on real estate hereinafter described and registered in Book 4617, Page 636, Register's Office of Davidson County, Tennessee, to the record of which reference is hereby made for a full recital of the terms, powers and provisions therein contained, said deed of trust being to secure a certain indebtedness: and

WHEREAS, Richard E. Rudesill, was duly appointed Substitute Trustee, with all the powers granted to the Trustee in the original deed of trust; and

WHEREAS, default having been made in the payment of said indebtedness, Tharpe & Brooks, Inc. the owner and holder of the note, having demanded the foreclosure of said deed of trust for the purpose of paying said note, interest and costs therein provided, Richard E. Rudesill, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee, advertised said real estate as required by the terms of said deed of trust, in the Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for cash in bar of the equities of redemption, dower and homestead, and for the purpose of the payment of said note, interest and costs pursuant to said advertisement, June 26, 1974, at 12:00 o'clock noon at the front of the Courthouse in Nashville, Davidson County, Tennessee; the said Richard E.

Rudesill, 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 equities of redemption, dower and homestead, as provided in said deed of trust, when Tharpe & Brooks, Inc. being the highest and best bidder, became the purchaser at the price of ($17,920.33) Seventeen Thousand Nine Hundred and Twenty Dollars and thirty-three cents and, said sum of said bid having been paid, the receipt of which is hereby acknowledged.

NOW, THEREFORE, for and in consideration of the premises, Richard E. Rudesill, Substitute Trustee has this day bargained and sold and does hereby transfer and convey unto Tharpe and Brooks, Inc. his successors and assigns, the following described real estate in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 683 on the Plan of Phase I of Section V of Haynes Manor, as of record in Book 4460, Page 35, Register's Office for said County, to which plan reference is hereby made for a more complete description of said lot.
>
> Being the same property conveyed to Carl Jordan and wife, Gloria M. Jordan, by deed from Zeitlin Construction Company, Inc. of record in Book4460, Page 35, Register's Office for Davidson County, Tennessee.

TO HAVE AND HOLD the same unto Tharpe & Brooks, Inc. his successors and assigns, forever, Richard E. Rudesill, covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free and unencumbered as of its date; and he will forever warrant the same against the lawful claims of any and all persons holding by, through, or under him, but these covenants and warranties are by him as Substitute Trustee and not otherwise; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments and tax liens.

Richard E. Rudesill

Richard E. Rudesill, Substitute Trustee

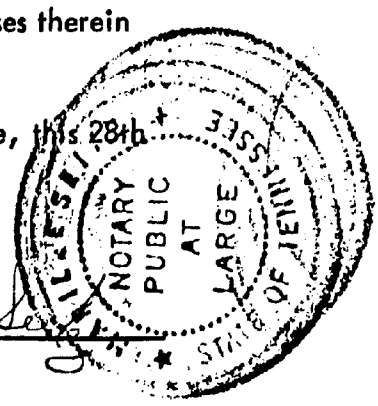
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me Lee Seitz, a notary public in and for said county and state, the within named Richard E. Rudesill, 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 28th day of June, 1974.



Notary Public

My commission expires 5-24-75

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 17,902.33 Affiant R E Rudesill

Subscribed and sworn to before me this 31st day of October 1974

Deputy Register

OCT 31 74	CONV	17,902.33				
OCT 31 74	S'TAX		A*	46.54		
OCT 31 74	PR'FEE		A*	.50		
OCT 31 74	W'DEED		A*	6.00	*	53.04