BOOK 4867 PAGE 792

THIS INSTRUMENT PREPARED BY
DEARBORN & EWING, ATTORNEYS
1912 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37212

TRUSTEE'S DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John W. Rucker	John W. Rucker	
(NAME)	(NAME)	145-10
1318 Otter Creek Road	1318 Otter Creek Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	5E Pt
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

WHEREAS, by deed of trust dated January 21, 1971, of record in Book 4476, page 607, Register's Office for Davidson County, Tennessee, George Edward Holt and wife, Margaret M. Holt, conveyed to William N. Dearborn, Trustee, the hereinafter described real estate, to secure a note of even date therewith, which note is fully described in said deed of trust; and,

WHEREAS, default having occurred in the payment of said note, and in accordance with the terms of said note and deed of trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the owner and holder of said indebtedness directed the said William N. Dearborn, Trustee, to sell the said property described in the deed of trust, and in accordance with the terms thereof, and pursuant to said direction, said William N. Dearborn, Trustee, did advertise the said property for sale as provided in said deed of trust and note, and the said property was advertised to be sold at 12:00 Noon on Thursday, November 7, 1974, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, at public outcry, to the highest and best bidder for cash, free from the equity of redemption, homestead and dower, and all other exemptions of every kind, all of which are expressly waived in the deed of trust; and the said advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on October 15, 22, and 29, 1974; and,

WHEREAS, at the time and place of said sale, and upon said property being offered under the terms hereinabove set forth, John W. Rucker was the highest and best bidder;

NOW, THEREFORE, the undersigned, William N. Dearborn, Trustee, pursuant to the bid of John W. Rucker, acknowledges receipt of the sum of Eighteen Thousand Six Hundred ($18,600.00) Dollars, which was the highest and best bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto John W. Rucker, his heirs and representatives, the following described real estate in Davidson County, Tennessee:

A tract of land in the 7th, formerly 11th, Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the center line of Otter Creek Road, 1663.1 feet westerly from the center line of Granny White Pike, being 125 feet west from the southwest corner of the property conveyed to C. L. Liggett, by deed from H. M. Burnette and wife, of record in Book 911, page 459, Register's Office for said County; thence along the center line of Otter Creek Road, north 85-1/4° west 75 feet to the southeast corner of a tract of 3.18 acres conveyed to George W. Keiffer by deed from James G. Campbell and wife, of record in Book 1006, page 168, said Register's Office, and now owned by Carter Blankenship; thence along Blankenship's easterly line, northwardly 720 feet more or less to a point in the south line of the lands of H. Overton; thence along Overton's south line, south 82-1/2° east 75 feet to a point which is 1690 feet more or less westerly from the center line of Granny White Pike, as measured along the said Burnette's north line; thence southerly 720 feet more or less to the point of beginning.

BEING the same property conveyed to George Edward Holt and wife, Margaret M. Holt, by deed from Henry Carter and wife, Mildred R. Carter, of record in Book 2092, page 52, Register's Office for said County.

Improved Property known as 1318 Otter Creek Road, Nashville, Tennessee
Said sale is subject to any and all unpaid taxes and all, if any, prior liens of record. This 8th day of November, 1974

William N. Dearborn, Trustee
WILLIAM N. DEARBORN, TRUSTEE

NOV 13 CONV 18,600.00
NOV 13 S'TAX A* 48.36
NOV 13 PR'FEE A* .50
NOV 13 W'DEED A* 4.00 * 52.86

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

Personally appeared before me, Sue B Whitney, a Notary Public in and for said State and County, the within named William N. Dearborn, 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 office in Nashville, Tennessee, this 8th day of November, 1974.

Sue B. Whitney
NOTARY PUBLIC

My Commission Expires: 4-27-76

IDENTIFICATION REFERENCE
Nov 13 11 31 AM '74
FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

C 77988

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $18,600.00.

SUE B. WHITNEY NOTARY PUBLIC DAVIDSON COUNTY

William N. Dearborn
Affiant

Subscribed and sworn to before me this 13th day of November, 1974.

Comm Expires 4-27-76

Sue B Whitney
Notary Public