Send Tax Statements To: Joseph Holmes Jr.
1408 Jo Johnston Street - Nashville, Tenn.

BOOK 4886 PAGE 90

MAP - 92-8-49
PAR 49.

SALE BY A TRUSTEE

KNOW ALL MEN BY THESE PRESENTS, That, Whereas I, M. G. Ferguson, Trustee

by deed of trust dated on the 9th day of March 1970 and registered in the Register's Office of Davidson County, Tennessee in Book 4403, page 333 conveyed to me in trust, with power to sell, a certain tract or parcel of land, situated and lying in Davidson County, Tennessee and more accurately described as follows:

Land in Davidson County, Tennessee, being Lot No. 132 on the Plan of the Real Estate of Samuel Watkin's, Deceased, as of record in Book 57, page 13, Register's Office for said County.

Said Lot No. 132 fronts 50 feet on the northerly side of JoJohnston, formerly Line Street and runs back between parallel lines, 177 feet to an alley.

Being the same property conveyed to George Morris, an unmarried person, by deed from _____ of record in Book _____ page _____, Register's Office for Davidson County, Tennessee.

Which deed of trust was made to secure ~~XX~~ A loan from Citizen Savings Bank & Trust Company the payment of an indebtedness therein described and contained a power to me to sell said land in case the said indebtedness was not paid in according with agreement as set out in said deed; and the said payment not being made, I proceeded, according to the terms of said deed of trust, to advertise and sell the said land at public sale, and struck it off and sold the same to Joseph Holmes, Jr. An Unmarried Person

for $8,000.00 Dollars, that being the highest and best bid. Therefore in consequence of the premises and the power vested in me by said trust deed, and in consideration of the sum of $ 8,000.00 dollars to me in hand paid, the receipt whereof is hereby acknowledged, I as trustee, as aforesaid do hereby convey and transfer to the said Joseph Holmes, Jr. An unmarried person his heirs and assigns forever, all the rights, title and estate vested in me by said deed of trust to the above described land.

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TO HAVE AND TO HOLD to the said Joseph Holmes, Jr. An unmarried person his heirs and assigns forever. I do hereby transfer and assigns, all the rights, and benefits of the covenant and warranty in said deed of trust to me 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.

C86061

IDENTIF. REFERENCE

JAN 30 | 48 PM '75

FELIX E. TODD, JR. REGISTER
DAVIDSON COUNTY, TENN.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 8,000.00 Affiant

Subscribed and sworn to before me this 28th day of January 1975

Deputy Register

Witness my hand this 28th day of January, 1975

M. G. Ferguson

M. G. Ferguson, Trustee

JAN 30 CONV +8,000.00
JAN 30 S'TAX A* 20.80
JAN 30 PR'FEE A* .50
JAN 30 W'DEED A* 4.00 * 25.30

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 M. G. Ferguson 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, this 28th day of January, 19 74.

My commission expires June 14, 1975 Notary Public

JOSEPH WILLIAMS NOTARY PUBLIC DAVIDSON COUNTY

Prepared by Atty. J. F. McClellan, 941 Jefferson St Nashville Tenn.