New Owner:

COMMERCE UNION BANK
4th and Union Streets
Nashville, Tennessee 37201

Mail tax bills:
SAME

Map # 61-15
Parcel # 204
P/O

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# SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 16th day of November, 1971, Robert Harris, Sr. and wife, Edith I. Harris, conveyed the property herein described to Carl H. Hutson, Trustee, in a Deed of Trust of record in Book 4554, pages 653 and 654, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said Carl H. Hutson was unable and unwilling to serve, the lawful owner and holder of said note appointed Ward J. Mallory as Substitute Trustee by written instrument recorded in 4888, page 172, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said conveyee joined in said Deed and conveyed a property to Carl H. Hudson for the purpose of securing the note described in said Deed; and

WHEREAS, default was made in the payment of said note, and the owner and holder of said note instructed the said Ward J. Mallory, Substitute Trustee, to institute foreclosure proceedings as provided for in said Deed; and

WHEREAS, the said Ward J. Mallory, Substitute Trustee, did advertise in accordance with the provisions of said Deed, to sell said property at the south door of the Courthouse in Nashville, Tennessee, on March 18, 1975, at 12:00 Noon; and

WHEREAS, at the time and place as named in said advertisement, the said Ward J. Mallory, Substitute Trustee, offered the property herein described for sale, to the highest bidder for cash and the best bid received was that of Commerce Union Bank in the amount of Five Hundred and no/100 ($500.00) Dollars; and

NOW, THEREFORE, I, WARD J. MALLORY, Substitute Trustee, in pursuance of the power and authority contained in said Deed, and in consideration of Five Hundred and no/100 ($500.00) Dollars credited and applied as a payment on the note secured by the aforementioned Deed of Trust, do by these presents, sell and transfer and convey unto the Commerce Union Bank, its successors and

assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Ingelwood Annex Subdivision, a plan of which subdivision is of record in Book 547, Page 197, RODC, Tennessee.
>
> SAID Lot No. 37 fronts 50 feet on the northerly side of Norvel Avenue and extends back between parallel lines 150 feet to a dead line.
>
> BEING the same property conveyed to Robert Harris Sr. and wife, Edith I. Harris, by deed from Jim Stevens, Trustee, of record in Book 4455, Page 967, Register's Office for Davidson County, Tennessee

Said sale was made subject to all restrictions of record, all unpaid taxes and any other prior mortgages and liens of record.

TO HAVE AND TO HOLD the said tract of land with the appurtenances, estate, title and interest thereto belonging to the said Commerce Union Bank, its successors and assigns, forever. I make this conveyance in pursuance to the powers vested in me as Substitute Trustee, transferring to said Commerce Union Bank, its successors and assigns, forever, the benefit of all warranties as made to me in said Deed, but no further or otherwise.

Executed at Nashville, Tennessee, this 19 day of March, 1975.

Ward J. Mallory
WARD J. MALLORY, Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, J. N. Ward, a Notary Public in and for said County and State, the within named Ward J. Mallory, Substitute Trustee, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

NOTARY PUBLIC · HAMILTON · DAVIDSON · TENN.

WITNESS my hand and official seal at Nashville, Tennessee, this 19 day of March, 1975.

J. N. Ward
NOTARY PUBLIC

My Commission Expires: 5-5-76

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STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $500.00.

Ward Mauney
AFFIANT

Subscribed and sworn to before me

this 19 day of March, 1975.

W. H. McKeand
NOTARY PUBLIC

WILLIAM H. McKEAND, JR. NOTARY PUBLIC DAVIDSON CO., TENN.

My Commission Expires: 5-5-76

C91268

T
IDENTIF. REFERENCE

MAR 20 9 23 AM '75
FELIX A. HILL, JR. REGISTER
DAVIDSON COUNTY, TENN.

This instrument prepared by:

Herman O. Loewenstein
Attorney at Law
11th Floor
Third National Bank Building
Nashville, Tennessee 37219

| | | | | | | |
|---|---|---|---|---|---|---|
| MAR 20 75 | CONV | * 500.00 | | | | |
| MAR 20 75 | S'TAX | | A* | 1.30 | | |
| MAR 20 75 | PR'FEE | | A* | .50 | | |
| MAR 20 75 | W'DEED | | A* | 6.00 | * | 7.80 |