STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $33,511.59.

T.A. Oliphant
Affiant

This instrument prepared by
GULLETT, STEELE, SANFORD, ROBINSON & MERRITT
L & C Tower, Nashville, Tenn.

Subscribed and sworn to before me, this 12th day of March, 1975.

W.A. Wright, III
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN.

My commission expires 9-16-78

Address new owners as follows:
Home Federal Savings and Loan
Association of Nashville
230 Fourth Avenue, North
Nashville, Tennessee 37219

Send Tax Bills to: Same

Map-Parcel Numbers
162-10
106

Paid

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 11TH day of March, 1975, by and between CHARLES NELSON, JR., SUBSTITUTE TRUSTEE, FIRST PARTY, and HOME FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE, SECOND PARTY,

W I T N E S S E T H:

WHEREAS, by a deed of trust, dated July 2, 1974, of record in Book 4832, page 227, Register's Office for Davidson County, Tennessee, James M. Curtis and wife, Wanda R. Curtis, conveyed to Attorneys Title Company, Inc., Trustee, the hereinafter described property to secure the payment of a promissory note in the original principal sum of Thirty-Two Thousand Fifty and no/100 Dollars ($32,050.00); and,

WHEREAS, Attorneys Title Company, Inc., Trustee, was unable to act as Trustee under said deed of trust and I was appointed Substitute Trustee by the owner and holder of said note, by an instrument of record in Book 4884, page 811, Register's Office for Davidson County, Tennessee; and,

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the

costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and,

WHEREAS, pursuant to said notice, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in The Nashville Record on February 4, 11, and 18, 1975; and,

WHEREAS, First Party did offer said property for sale at the south door of the Court House in Nashville, Davidson County, Tennessee, on Thursday, February 27, 1975, at 12:00 o'clock noon, Second Party, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Thirty-Three Thousand Five Hundred Eleven and 59/100 Dollars ($33,511.59) and said sum of said bid having been paid, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 106 on the Plan of Brookview Estates, Section 2, as of record in Book 4460, page 163, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to James M. Curtis and wife, Wanda R. Curtis, by deed from Frank L. Holmes, Jr., and wife, Joy M. Holmes, of record in Book 4832, page 225, said Register's Office.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind.

And I, Charles Nelson, Jr., Substitute Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to said land only as to such title coming through

or by me to the said Second Party, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the First Party has hereunto set his signature this the day and date above written.

C92033

IDENTIF. REFERENCE

MAR 26 2 59 PM '75

FELIX A. NELSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Charles Nelson, Jr., Substitute Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, W. A. Wright, III., a Notary Public in and for said State and County, the within named Charles Nelson, Jr., 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 12th day of March, 1975.

W. A. WRIGHT III NOTARY PUBLIC DAVIDSON COUNTY

W.A. Wright III
Notary Public

My commission expires: 9-16-78.

MAR26	CONV	33,511.59	A*	87.10	
MAR26 STAX			A*	.50	
MAR26 PUFEE			A*	6.00	* 93.60
MAR26	WDEED				