THIS INSTRUMENT WAS PREPARED BY
JACOBS H. DOYLE, ATTORNEY
428 STAHLMAN BUILDING
NASHVILLE, TENN. 37201

12 DA 25290
MAP 71-15 PAR 76

Burger + Tax bills
Charles E. Jackson, Jr.
5025 montclair Dr.
Nashville Tenn. 37211

BOOK 4987 PAGE 295

D E E D

WHEREAS, default having been made in the payment of a note described in a certain installment deed from Haywood Realty Company to Marguerite E. Dunn, recorded in Book 4629, Page 494, Register's Office for Davidson County, Tennessee, in which deed the conveyee conveyed the property to Jacobs H. Doyle, Trustee, to secure the payment of said note; and,

WHEREAS, default was made in the payment of said note and the owner and holder of said note instructed the said Jacobs H. Doyle, Trustee, to institute foreclosure proceedings, as provided for in said deed; and,

WHEREAS, a certain lawsuit has been filed in Chancery Court, Part II, at Nashville, Tennessee, being Marguerite E. Dunn v. Haywood Realty Company, et al, No. A-4834B, and pursuant to order of Court said Trustee was authorized to sell said real estate under the terms of said installment deed, subject to approval of the Court; and,

WHEREAS, Jacobs H. Doyle, Trustee, did advertise in accordance with the provisions of said installment deed and pursuant to order of this Honorable Court to sell said property at the South Door of the Courthouse in Nashville, Tennessee on March 31, 1975 at 12:00 Noon; and,

WHEREAS, at the time and place named in said advertisement, the said Jacobs H. Doyle, Trustee, offered the property hereinafter described, for sale to the highest bidder for cash and the highest and best bid received was that of Charles Jackson, Jr., who bid $3,650.00; and,

WHEREAS, the said Jacobs H. Doyle, Trustee, reported his actions to the Court and the Court approved the sale confirming said report and directing the said Jacobs H. Doyle, Trustee, to execute a deed to Charles E. Jackson, Jr., conveying to him real estate hereinafter described.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $3650.00 Affiant

Subscribed and sworn to before me this 25th day of April 1975

Deputy Register

NOW THEREFORE, I, Jacobs H. Doyle, Trustee, in pursuance of the power and authority contained in said installment deed and pursuant to order of this Honorable Court, and in consideration of $3,650.00 paid in cash by Charles E. Jackson, Jr., the receipt of which is hereby acknowledged, do, by these presents, sell, transfer and convey unto the said Charles E. Jackson, Jr., his heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, described as follows, towit:

BEING Lot No. 40 and the easterly part of Lot No. 39 on the Map of Eastmoreland Place, of record in Book 161, Page 170, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the north margin of Eastmoreland Avenue at the corner of Lot Nos. 40 and 41; thence with a line between said lots northerly 140 ft. to a point in the south margin of an alley; thence with the margin of said alley westerly 65.5 feet to a point which is 34.5 feet east of the corner of Lot Nos. 38 and 39; thence southerly 68 feet to a point which is 17 feet west of the line between Lot Nos. 39 and 40; thence westerly 7 feet to a point; thence southerly 72 feet to the north margin to Eastmoreland Avenue; thence with a margin of the same, easterly 74 feet to the point of beginning.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Charles E. Jackson, Jr., his heirs and assigns, forever.

I make this conveyance in pursuance to the powers vested in me as Trustee, and pursuant to order of Court, transferring to the said Charles E. Jackson, Jr., his heirs and assigns, the benefit of all warranties as made to me in said deed, but not further or otherwise. This conveyance is made subject to 1975 taxes and any encumbrances or claims that the Department of Codes Administration of the Metropolitan Government of Nashville and Davidson County, Tennessee, may have against the above described property.; including deed of trust recorded in Book 4065, Page 421, Register's Office for Davidson County, Tennessee.

Executed at Nashville, Tennessee, this the 23rd day of April, 1975.

Jacobs H Doyle
TRUSTEE

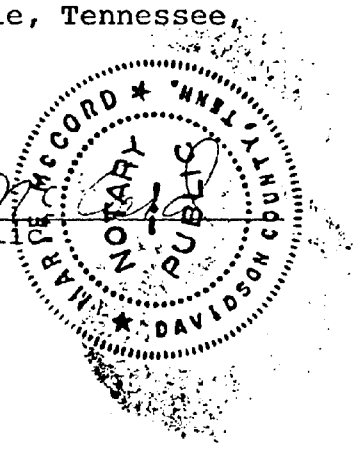
STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jacobs H. Doyle, 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, on this the 23 day of April, 1975.

Marie McCord
Notary Public



My Commission Expires: 5-24-78

C 9 5 7 5 6

IDENTIF. REFERENCE

APR 25 3 10 PM '75

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR25'75	CONV	*3,650.00			
APR25'75	S'TAX		A*	9.36	
APR25'75	PR'TEE		A*	.50	
APR25'75	W'DEED		A*	6.00	* 15.86