Berger & Taf Bills
Old Hickory Employees Cr. Union
Hadley Cent
U.N. Inn

BOOK 4908 PAGE 571

Map 43-14
Par. 172
mo

TRUSTEE'S DEED

This instrument, made and entered into on this the 29th day of April, 1975, by and between, C. Alan Lancaster, Substitute Trustee, party of the first part, and Old Hickory Employees Credit Union, party of the second part:

WHEREAS, by an instrument dated February 25, 1969, of record in the Register's Office for Davidson County, Tennessee, in Book 4313, Pages 896-897, Ben C. Donnell and wife, Anita K. Donnell, conveyed to M. T. Fields, Trustee, the hereinafter described real estate; and,

WHEREAS, said instrument authorizes the holder of the indebtedness to remove the Trustee named therein and appoint his successor by an instrument in writing and by instrument dated the 28th day of February, 1975, and recorded in said Register's Office in Book 4893, Pages 143-144, the said M. T. Fields was removed as Trustee and in his place and stead, C. Alan Lancaster was nominated and appointed Substitute Trustee; and,

WHEREAS, at the request of the holder of said indebtedness, I, C. Alan Lancaster, Substitute Trustee, under and by virtue of the powers vested in me as such Trustee in said installment deed, advertised the said real estate as required by law and by the terms of said deed by giving thirty (30) days notice by three successive publications in the Nashville Record, Nashville, Tennessee, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said deed and subject to all restrictions of record, all unpaid taxes and any other prior liens of record.

Pursuant to said advertisement, on Monday, April 28, 1975, at 12:00 noon at the main door of the courthouse in Nashville, Tennessee, Davidson County, I, C. Alan Lancaster, as said Substitute

Trustee, offered for sale at public auction to the highest and best bidder the real estate hereinafter described, for cash, and in bar of the hereinabove equities as provided in the deed, and subject to all restrictions of record, all unpaid taxes and any other prior liens of record, at which time after receiving competitive bids, sold said property to the Old Hickory Employees Credit Union, at the price of Two Thousand and No/100 ($2,000.00) Dollars, this being the highest, last and best bid.

NOW, THEREFORE, in consideration of the premises, I, C. Alan Lancaster, Substitute Trustee, do hereby sell, transfer and convey to Old Hickory Employees Credit Union, its heirs and assigns, in fee simple and in bar of all equities above mentioned and subject to all restrictions of record all unpaid taxes and any other prior liens of record, the following described real estate, to-wit:

> Land in Davidson County, Tennessee, being Lots No. 27, 28 and 29 of Block "B" on the Map of Yowell Place, as of record in Book 974, Page 61, Register's Office for said county.
>
> Said lots adjoin and front together 70 feet on the easterly side of Hillcrest Drive and extends back 396 feet on the northerly line of lot #27, 394 feet on the southerly line of Lot #29 to a dead line in the rear on which they measure 78 feet.
>
> Being the same property conveyed to Ben C. Donnell and wife Anita K. Donnell by deed from Harold D. Woosley and wife Nancy C. Woosley as of record in Book 4313, Page 881, Register's Office for said County.

I, C. Alan Lancaster, Substitute Trustee, convey to Old Hickory Employees Credit Union, all the rights conveyed to me as such trustee in said deed, including such covenants and warranties as I, as such Trustee, may lawfully make, all my actions in the premises are done solely as Trustee and not otherwise, under the power vested in me under

the deed hereinabove referred to and not as an individual.

WITNESS MY HAND, at Nashville, Tennessee, this 29th day of April, 1975.

C. Alan Lancaster, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named C. Alan Lancaster, 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 of office, this 29th day of April, 1975.

Barbara D. Haynes
Notary Public

My Commission Expires: 4/21/79

NOTARY PUBLIC · BARBARA D. HAYNES · DAVIDSON COUNTY, TENN.

Mail

THIS INSTRUMENT PREPARED BY:
C. Alan Lancaster
HAYNES, SMITH & LENAHAN
1601 1/2 Buchanan Street
Nashville, TN. 37208

IDENTIF. REFERENCE

APR 30 4 06 PM '75
FELIX A. ELLIS, REGISTER
DAVIDSON COUNTY, TENN.

C 96367

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $2,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

C. Alan Lancaster, Trustee

Sworn to and subscribed before me,

this 29 day of April, 1975.

Barbara D. Haynes
Notary Public

My Commission Expires: 4/21/79

NOTARY PUBLIC · BARBARA D. HAYNES · DAVIDSON COUNTY, TENN.

APR 30 CONV *2,000.00
APR 30 S'TAX A* 5.20
APR 30 PR'FEE A* .50
APR 30 W'DEED A* 6.00 * 11.70