This instrument prepared by:
HAROLD REEVES, Attorney
311 Plus Park Blvd., Suite 218
Nashville, Tenn. 37217

BOOK 4917 PAGE 487

Map 161-6
Par. 262, 264

SUBSTITUTE TRUSTEE'S DEED

This instrument made and entered into on this the 15th day of May, 1975, by and between Harold Reeves, Substitute Trustee, party of the first part, and The Chamberlain Company, party of the second part.

WITNESSETH:

Whereas, by Deed of Trust of record in Book 4757, page 888, Register's Office, Davidson County, Tennessee, Thomas E. Ramsey and wife, Mildred T. Ramsey doing business as Tom Ramsey Builders conveyed certain property described therein to Percy Wilkins, Jr., Trustee, to secure the payment of a first mortgage payable to The Chamberlain Company, and;

Whereas, Harold Reeves was appointed Substitute Trustee of record in Book 4900, page 632, said Register's Office.

Whereas, default was made in the payment of said mortgage, and the holder thereof has directed first party to advertise and sell same for indebtedness and the cost of foreclosure, in accordance with the terms and provisions of the said mortgage and Deed of Trust; and

Whereas, first party did advertise said property for sale in accordance with the terms of said Deed of Trust, notices of the time and place of said sale being published in The Nashville Record as prescribed by law; and

Whereas, pursuant to said notices first party did offer said property for sale at the Front Door of the Davidson County Court House in Nashville, Tennessee on Wednesday May 14, 1975, and The Chamberlain Company, party of the second part, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of THIRTY ONE THOUSAND FIVE HUNDRED FORTY TWO and 58/100 DOLLARS, ($31,542.58).

Now, thereof, in consideration of the premises, first party has this day bargained and sold and does hereby transfer and convey unto the party of the second part, the said Chamberlain Company, its assigns, the following real estate located in Davidson County, to wit:

> BEING Lots Nos. 11 and 13, on the Plan of Huntington Park, Section Five of record in Plat Book 4660, page 47, Register's Office for said County.
>
> BEING the same property conveyed to Thomas E. Ramsey et ux by deed from Murff Development Company of record in Book 4757, page 886, said Register's Office.

To have and to hold the aforesaid real estate unto said second party, its assigns, forever and in bar of equity of redemption, homestead, dower and all other exemption of every kind which were waived.

And I, Harold Reeves, Trustee, do further covenant and bind myself my successors and representatives, to warrant and defend title to the said land only as to such title coming through me to the said second party, its heirs and assigns, against the lawful claims of all persons whomsoever. Second party to pay all property taxes.

In witness whereof, first party hereunto set his signature this day and date first above written.

Harold Reeves, Substitute Trustee
First Party

FEE 12

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 Harold Reeves, 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 the 15th day of May, 1975.

Charlene Caldwell
Notary Public

My Commission Expires: 10/10/77

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $31,542.58. Subscribed and sworn to before me, this the 15th day of May, 1975.

Harold Reeves
Affiant

Charlene Caldwell
Notary Public

My Commission Expires: 10/10/77

D005596

TENNESSEE REAL ESTATE TRANSFER REFERENCE
JUN 2 9 20 AM '75
DAVIDSON COUNTY, TENN. REGISTER

SEND TAX BILLS TO: Buyer

The Chamberlain Company
620 Lindsay St. at Oak
Chattanooga, Tennessee 37403

JUN-25	CONV	31,542.58				
JUN-25	S'TAX		A*	81.90		
JUN-25	PR'FEE		A*	.50		
JUN-25	W'DEED		A*	4.00	*	86.40