This Deed Prepared by James A. Carney, Atty, 729 Stahlman Bldg, Nashville, Tn 37201

ADDRESS OF NEW OWNER	SEND TAX BILL TO	BOOK 4929 PAGE 915	Map - Parcel
Robert W. Parkhurst et al	Same		Map 60-12
1034 Stahlman Building			Par 138
Nashville, Tenn. 37201			12D 2665

mail to

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust executed by Fred G. Waggoner and wife, Celia F. Waggoner, to Tom G. Coleman, Jr., Trustee, of record in Book 3351, page 135, Register's Office for Davidson County, Tennessee, to secure a promissory note therein described,and

WHEREAS, the named Trustee, Tom G. Coleman, Jr., having refused or being unable to serve as such Trustee, J. A. Carney was appointed as Substitute Trustee by the owners and holders of the note secured by said Deed of Trust by written instrument of record in Book 4917, page 443, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said note and the owners and holders thereof instructed the said J. A. Carney, Substitute Trustee, to institute foreclosure proceedings as provided in the terms of said instrument; and

WHEREAS, the said J. A. Carney, Substitute Trustee, did advertise in accordance with the provisions of said Trust Deed giving notice of an intent to sell said property at the south door of the Courthouse in Nashville-Davidson County, Tennessee, on July 7, 1975 at 12:00 o'clock noon; and

WHEREAS, at the time and place of said advertisement the said J. A. Carney, Substitute Trustee, offered the property hereinafter described for sale to the highest bidder and the highest and best bid received was that of Robert W. Parkhurst and Edd R. Turner III in the amount of $12,100.00.

NOW, THEREFORE, J. A. Carney, Substitute Trustee, in pursuance of the power and authority vested in me by said instrument and in consideration of the sum bid, I, J. A. Carney, Substitute Trustee, therefore sell, transfer and convey unto the said purchasers, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being parts of Lots Nos. 11 and 12 on the final Plan of Joywood Heights, Section 3, not of record, according to a survey made by W. W. Turner Company, Engineers, January 15, 1948, being also known as parts of Lots Nos. 3 and 4 on the Plan of a resubdivision of said Lots Nos. 11 and 12, not of record, described according to a survey made by George W. Watkins, Surveyor, January 15, 1960, as follows:

Beginning at a point on the southeasterly margin of Jones Avenue, extended at the northeast corner of the property conveyed to James C. Clark and wife, by deed from J. T. Murphree and wife, of record in Book 3028, page 5, Register's Office for said County; thence with the southeasterly margin of said Avenue northeastwardly 105 feet to an iron pin; thence south 33° 25' east 186.1 feet to an iron pin; thence 56° 30' west 93.2 feet to an iron pin; thence north 35° 50' west 188.3 feet to the beginning.

Being the same property conveyed to Charles T. Witham and wife, Shirley R. Witham, by deed from James Wheeler Rutherford and wife, Catherine B. Rutherford, of record in Book 4631, page 139, Register's Office for Davidson County, Tennessee.

To have and to hold said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Robert W. Parkhurst and Edd R. Turner III, their heirs and assigns. This conveyance is made subject to the powers vested in me as Substitute Trustee and I assign the benefit of all warranties vested in me by said Deed, but not otherwise. This conveyance is made subject to any and all unpaid taxes and restrictions as to building and use.

WHEREFORE, this Substitute Trustee's Deed has been executed at Nashville, Tennessee, on this the 8th day of July 1975.

J. A. Carney, Substitute Trustee

D 0588 TENTH REFERENCE JUL 8 11 19 AM '75 FELIX A. ... REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, the within named, J. A. Carney, Substitute Trustee, the bargainor, with whom I am personally acquainted and who acknowledged that he, as Substitute Trustee, executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 8th day of July 1975.

NOTARY PUBLIC

My Commission Expires: 8/14/76

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $12,100.00.

Affiant

Subscribed and sworn to before me this the 8th day of July 1975.

NOTARY PUBLIC
My Commission Expires: 1-29-77

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$12,100
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF July 19 75.
Deputy Register

JUL-8 75	CONV	12,100.00				
JUL-8 75	S'TAX		A*	31.46		
JUL-8 75	PR'FEE	2	A*	.50		
JUL-8 75	W'DEED		A*	4.00	*	35.96