NAME OF NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS

The Prudential Insurance Company of America
Southeastern Real Estate Investment Office
14 Executive Park Drive, N.E.
Atlanta, Georgia 30329

same

BOOK 4942 PAGE 502

59-11
61 PW

JOSEPH MARTIN, JR.,
SUBSTITUTE TRUSTEE

TO

THE PRUDENTIAL INSURANCE COMPANY
OF AMERICA

D E E D

WHEREAS, John R. Roberts and wife, Mary Ann Roberts, executed a deed of trust on the 9th day of September, 1970, which was recorded in Book 4445, page 554 of the Register's Office of Davidson County, Tennessee, conveying to Herschel Greer, Trustee, the hereinafter described property to secure the payment of a promissory note full described in said deed of trust, which was assigned to The Prudential Insurance Company of America by an instrument of record in Book 4471, page 322, of said Register's Office; and,

WHEREAS, pursuant to the provisions of said deed of trust, the undersigned Joseph Martin, Jr., was appointed Substitute Trustee, said appointment being dated July 2, 1975, and being of record in Book 4930, page 602, of said Register's Office; and,

WHEREAS, default occurred in the payment of said note described in and secured by said deed of trust, and in accordance with the terms and provisions thereof, all of said indebtedness was declared due and payable, and the Grantor herein, as Substitute Trustee, was instructed to advertise and sell the property for the satisfaction of said indebtedness; and,

WHEREAS, said sale was advertised as directed under the terms of said deed of trust, said advertisement being made for more than twenty (20) days by three (3) weekly notices published in The Nashville Record, newspaper published and circulated in Davidson County, Tennessee; and, pursuant to said advertisement, said sale was held at the time and place advertised, to wit:

O A T H

I, Joseph Martin, Jr., Substitute Trustee, make oath that at a foreclosure sale conducted by me, the property herewith transferred was sold, as recited in the deed, for a cash consideration of $19,245.28, and that to the best of my knowledge, such amount adequately reflects the value of the property.

Joseph Martin, Jr., Substitute Trustee

Sworn to and subscribed before me this 5th day of August, 1975.

Notary Public

My commission expires August 4, 1979.

THIS INSTRUMENT WAS PREPARED BY
MARTIN & COCHRAN
NASHVILLE, TENNESSEE 37201
BY

Friday, August 15, 1975, at 12:00 o'clock noon, Central Daylight Time, at the front door of the Court House located on the Public Square in Nashville, Davidson County, Tennessee, at public outcry to the highest and best bidder for cash, in bar of all equities of redemption, homestead, dower, and all other rights or exemptions of every kind, all of which were expressly waived in said deed of trust; and the Grantee herein, The Prudential Insurance Company of America, being the highest and best bidder at said sale, with a bid of Nineteen Thousand Two Hundred Forty-Five Dollars and Twenty-Eight Cents ($19,245.28), subject to the liens, if any, on said property for unpaid taxes which liens have priority over the deed of trust, was declared the purchaser at said sale; and,

WHEREAS, this deed is made in accordance with the terms and provisions of said deed of trust and the sale held thereunder, as aforesaid;

NOW, THEREFORE, for and in consideration of the premises and in further consideration of the sum of Nineteen Thousand Two Hundred Forty-Five Dollars and Twenty-Eight Cents ($19,245.28), in cash paid by The Prudential Insurance Company of America, the receipt of which is hereby acknowledged, I, Joseph Martin, Jr., Substitute Trustee, have this day bargained and sold, and by these presents do hereby transfer and convey unto The Prudential Insurance Company of America, its successors and assigns, the following tract or parcel of land situated in Davidson County, Tennessee, and more particularly described as follows, to wit:

> Land in Davidson County, Tennessee, being lot No. 372 on the Plan of Haynes Manor, Section 3, as of record in Book 4175, page 11, Register's Office for said County.
>
> Said Lot No. 372 fronts 81.72 feet on the southerly margin of Augusta Drive and extends back 125.9 feet on the westerly line and 135.0 feet on the easterly line to a line in the rear on which it measures 83.37 feet.
>
> Being the same property conveyed to John R. Roberts and wife, Mary Ann Roberts, from Smithson Construction Company, a partnership, by deed of record in Book 4445, Page 552, Register's Office for said County;

together with the privileges and appurtenances thereunto belonging, including all fixtures attached to or used in connection with the said premises and in addition thereto the following described household appliances deemed to be fixtures and a part of the realty, to wit: range or counter top unit, oven and hood, vent fan, and Nutone Intercom, and any replacements thereof.

TO HAVE AND TO HOLD, the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said The Prudential Insurance Company of America, its successors and assigns, forever,

as fully and completely as the Substitute Trustee can or ought to convey under the power vested in him in said deed of trust and his appointment as Substitute Trustee; and said Trustee, the Grantor herein, does hereby convey, transfer and assign to The Prudential Insurance Company of America, its successors and assigns, all the warranties and covenants made in said deed of trust.

This conveyance is made subject to the liens, if any, on said property for unpaid taxes, which liens have priority over the deed of trust, and to the restrictive covenants, easements and setback lines applicable to said property.

IN WITNESS WHEREOF, the said Joseph Martin, Jr., Substitute Trustee, has hereunto set his hand this 15th day of August, 1975.

Joseph Martin, Jr., Substitute Trustee

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

Personally appeared before me, Elizabeth M. Amos. a Notary Public in and for said County and State, Joseph Martin, Jr., Substitute Trustee, the within named 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 15th day of August, 1975.

Elizabeth M. Amos
Notary Public

ELIZABETH M. AMOS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission expires August 4, 1979.

D 11488

TO [illegible] REFERENCE

AUG 15 3 56 PM '75

FEE [illegible] RECEIVED
DAVIDSON COUNTY, TENN.

AUG 15 75	CONV	19,245.28			
AUG 15 75	S'TAX		A*	49.92	
AUG 15 75	PR'FEE		A*	.50	
AUG 15 75	W'DEED		A*	6.00	* 56.42