Send tax bills to:
Bumpas
Associates Capital Corporation
3411 Clarksville Highway
Nashville, Tennessee 37218

Prepared by: David W. McMackin
Attorney at Law
601 Broadway
Nashville, Tennessee 37203

RETURN TO

69-12
77.1 pw

TRUSTEE'S DEED

BOOK 4972 PAGE 295

WHEREAS, under a Deed of Trust dated May 29, 1975 and recorded in Book 4918, Page 956, Register's Office, Davidson County, Tennessee, Louis Bradberry and wife, Barbara Bradberry conveyed to Richard Dance, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated September 30, 1975 and recorded in Book 4958, Page 291, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the above mentioned Deed of Trust, nominated and appointed John McLemore as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested John McLemore, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, John McLemore Substitute Trustee, did give twenty-one days' notice of the time, place and terms of the sale by an advertisement in four weekly publications in The Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of October 14, 21, 28 and November 4, 1975, stating that on November 14, 1975, at the South door of the Courthouse in Nashville, Davidson County, Tennessee, at 12:00 o'clock Noon, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid taxes; and

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 6,100.00

Subscribed and sworn to before me, this the 14th day of November, 1975.

Affiant

My commission expires: 5-30-76

Notary Public

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, John McLemore, Substitute Trustee, offered said property for sale at public outcry and sold said property to ASSOCIATES CAPITAL CORPORATION, for $ 6,100.00, which amount was the highest, best, and last bid.

NOW, THEREFORE, IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, John McLemore, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said ASSOCIATES CAPITAL CORPORATION (hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

Land in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, being part of Lot No. 31 on the unrecorded plan of Brattonview Subdivision at Bordeaux, Tennessee, described partly according to a survey made by E. L. Miller, Jr. and Company, Surveyors, January 31, 1964 as follows:

Beginning at a concrete monument on the southeasterly margin of Courtney Avenue at the most westerly corner of Lot No. 9 on the Plan of Orchard Hill, as of record in Book 2663, page 98, said Register's Office, thence with the southwesterly line of said Lot No. 9, south 49 deg. 30' east 190.2 feet to an iron pin; the center line of the Tennessee Electric Power Company's easement of record in Book 787, page 2, said Register's Office ; thence with said line, south 36 deg. 40' west passing an iron pin at 85 feet, in all 90 feet; thence northwestwardly 213.4 feet, more or less, to the southeasterly margin of Courtney Avenue; thence with said Avenue, north 52 deg. 30' east 90 feet to the beginning.

Included in this description but specifically EXCLUDED is the tract of land being part of Lot 31 conveyed to A. A. Dugger and wife, Sally L. Dugger of record in Book 3702, page 201, said Register's Office.

Being the same property conveyed to Louis Bradberry and wife, Barbara Bradberry by deed from Julian Neely and wife, Leona Neely of record in Book 4755, page 93, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said taxes and aforementioned Deed of Trust.

I convey and assign as Substitute Trustee and not any further or otherwise.

WITNESS my hand on this the 14th day of November, 19 75.

John C McLemore
Substitute Trustee

BOOK 4972 PAGE 297

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Mrs. Ewing H. Farley,

a Notary Public in and for said County and State, the within named John McLemore 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 14th day of November, 19 75.

Mrs. Ewing H. Farley
Notary Public

My Commission Expires: 5-30-76

NOTARY PUBLIC · DAVIDSON COUNTY, TENN.

D 2 4 9 4 8

IDENTIF. REFERENCE

NOV 18 2 49 PM '75

FELIX Z. NELSON JR. REGISTER
DAVIDSON COUNTY, TENN.

NOV 18 75	CONV	*6,500.00			
NOV 18 75	S'TAX		B*	16.90	
NOV 18 75	PR'FEE		B*	.50	
NOV 18 75	W'DEED		B*	6.00	* 23.40