FROM: William E. Bass, Substitute Trustee

BOOK 4973 PAGE 492

TO: Union Warren Savings Bank

Buyer +
Sent Tax Bills To: Union Warren Savings Bank, Boston, Massachusetts - Map 59-12 Parcel - 6

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $18,200.00.

William E Bass
Affiant

Subscribed and Sworn to before me, this 21st day of November, 1975.

My commission expires 1-29-78.

Rachael D. McMeen
Notary Public

SUBSTITUTE TRUSTEE'S DEED
FHA 483-044937-221D2

WHEREAS, Arthur L. Thompson and wife, Barbara J. Thompson, by deed of trust dated August 31, 1973, and recorded in Book 4743, page 618, Register's Office of Davidson County, Tennessee, did grant and convey the premises therein and hereinafter described to Guaranty Mortgage Company, to secure, among other things, the payment of one promissory note executed August 31, 1973, by Arthur L. Thompson and wife, Barbara J. Thompson, for the principal amount of $17,250.00, with interest from date until paid, payable monthly; and

WHEREAS, the said Guaranty Mortgage Company did thereafter assign said note to the Union Warren Savings Bank, Boston, Massachusetts, which is the owner and holder of the note aforesaid and the deed of trust securing the same; and

WHEREAS, default has been made under the deed of trust and the note secured thereby and the deed of trust provides that if default be made in the payment of any sums of principal and interest when due the owner and holder of the note may declare the whole of the principal and interest thereon immediately due and payable and require the Trustee to sell the property thereby granted; and

WHEREAS, WILLIAM E. BASS has been appointed as Substitute Trustee under said deed of trust by appointment made September 18, 1975, and recorded in Book 4953, page 786, Register's Office of Davidson County, Tennessee; and

WHEREAS, default continuing in the payment of the said indebtedness, Union

Warren Savings Bank, Boston, Massachusetts, the owner and holder of the note, having demanded the note, interest and costs as therein provided, WILLIAM E. BASS, as SUBSTITUTE TRUSTEE, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee, advertised the said real estate as required by the terms of the deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, in its issues on October 28, 1975, November 4, 1975, and November 11, 1975, calling for a public sale at 11:00 A.M. at the front door of the Davidson County Courthouse in Nashville, Tennessee, November 19, 1975, which sale is for cash, and in bar of the equities of redemption, dower and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on November 19, 1975, at 11:00 A.M. at said time and place, the said William E. Bass, Substitute Trustee, offered for sale at public outcry to the highest and best bidder the real estate hereinafter described for cash and in bar of the equities of redemption, homestead and dower, as provided in the said deed of trust, with Union Warren Savings Bank, being the highest and best bidder, became the purchaser at amount of $18,200.00.

NOW, THEREFORE, in consideration of the premises, I,WILLIAM E. BASS, as SUBSTITUTE TRUSTEE, do hereby sell, transfer and convey unto UNION WARREN SAVINGS BANK, Boston Massachusetts, its successors and assigns, in bar of the equities of redemption, dower and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining thereto, to-wit:

Being Lot No. 246 on the Plan of Trinity Hills Village, Section II, First Addition, as of record in Book 4460, page 46, Register's Office of Davidson County, Tennessee, to which plat reference is here made for a more particular description of said lot.

Being the same property conveyed to Arthur L. Thompson and wife, Barbara J. Thompson, by deed from Jones Homes, Inc., of record in Book 4743, page 616 Register's Office for said County.

TO HAVE AND TO HOLD unto UNION WARREN SAVINGS BANK , successors and assigns, forever

WILLIAM E. BASS, covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as hereinabove set out; that the deed of trust recited that all of the title thereto was clear, free and unencumbered as of its date; that he will forever warrant the same against the lawful claims of any

and all persons holding by, through, or under him, by these covenants and warranties are by him as Substitute Trustee, and not otherwise, and said property was sold and hereby is conveyed subject to all unpaid taxes, assessments and tax liens.

IN WITNESS WHEREOF, WILLIAM E. BASS, as Substitute Trustee, has hereunto set his hand on this 21st day of November, 1975, in Nashville, Davidson County, Tennessee.

William E. Bass

William E. Bass, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY appeared before the undersigned Notary Public in and for the State and County aforesaid, the within named WILLIAM E. BASS, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand this 21st day of November, 1975.

Rachael V. McMeans

Notary Public

My commission expires: 1-29-78

THIS INSTRUMENT PREPARED BY:
GEORGE E. MUDTER, JR., ATTY.
GUARANTY MORTAGE CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN.

D 2 5 4 6 7

IDENTIF. REFERENCE

NOV 21 3 07 PM '75

ELLIS Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

NOV21'75	CONV	18,200.00			
NOV21'75	S'TAX		B*	47.32	
NOV21'75	PR'FEE		B*	.50	
NOV21'75	W'DEED		B*	6.00	* 53.82