Prepared by: King & Ballow
24th Floor
First American Center
Nashville, TN 37238

BOOK 4987 PAGE 859

Address New Owner:

First American National Bank
of Nashville
First American Center
Nashville, Tennessee 37237

Send Tax Statements to:

Same

108-9740
and
108-9750

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments, made and provided for in a Deed of Trust dated May 15, 1974, executed by Glenn I. Hockney to William K. Beasley, Trustee, which is recorded in Book 4815, Page 816, Register's Office for Davidson County, Tennessee, and the entire indebtedness was declared due and payable, and payment not having been made as demanded, and having been requested so to do by the lawful holder and owner of the indebtedness secured by said Deed of Trust, I, William K. Beasley, Trustee, caused said real estate to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 o'clock Noon, Tuesday, January 6, 1976, at the front door of the Courthouse, Public Square, Nashville, Tennessee, to the highest, best and last bidder for cash, in bar of all equities of redemption, homestead, dower, and all other rights and exemptions of every kind, all of which were waived in said Deed of Trust; but subject to any and all mortgages, liens, claims, and unpaid taxes that might be a lien against the property, and at the time and place stated in said advertisement, I, William K. Beasley, Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of $8,500.00, by First American National Bank of Nashville, Nashville, Tennessee, and said property was knocked off and sold to First American National Bank of Nashville, Nashville, Tennessee.

NOW, THEREFORE, in consideration of the premises and the sum of $8,500.00 cash in hand paid by First American National Bank of Nashville, Nashville, Tennessee, I, William K. Beasley, Trustee, have this day bargained and sold and by

these presents do transfer and convey to First American National Bank of Nashville, Nashville, Tennessee, its heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

LAND in the 10th Civil District of Davidson County, Tennessee, described according to a survey by E. F. Luther, Jr., dated February 4, 1974, as follows:

BEGINNING at a concrete monument located on the Lickton Pike right-of-way, the Northeasterly corner of property conveyed to Karl L. Bishop and wife, Joy S. Bishop; thence S 35° West 235 feet to a point; thence South 10° East 50 feet to a point; thence South 16° East 98 feet to a point; thence South 33° 30' East 299 feet to a point; thence South 35° East 154 feet to a point; thence South 36° East 151 feet to a point; thence South 31° 30' East 88.5 feet to a point; thence South 43° 30' East 72.5 feet to a point; thence South 62° 30' East 120.3 feet to a point; thence South 70° 30' East 58' feet to a concrete monument; thence South 86° 30' East 337.5 feet to a concrete monument; thence South 28° West 664.5 feet to a 36" white oak; thence North 59° East 293 feet to a point; thence North 61° East 376.5 feet to an iron pin; thence North 11° 30' West 323.5 feet, more or less, to a point in the center of Shane Fork Creek; thence with the meanders of the center line of Shane Fork Creek Westwardly 450 feet, more or less, to a point; thence continuing with the center line of Shane Fork Creek South 84° 15' West 216.5 feet to a point; thence continuing with the center line of Shane Fork Creek South 76° 15' West 307.5 feet to a point; thence leaving the center line of said Shane Fork Creek North 39° 15' West 32.5 feet to the point of beginning.

THE following described property is excluded from the above description, to-wit:

LAND in the 10th Civil District of Davidson County, Tennessee, being described according to a survey by E. F. Luton, Jr., Surveyor, May, 1976, as follows:

BEGINNING at a concrete monument on the Southerly margin of Lickton Pike, said point being the Northeasterly corner of property conveyed to Ollie G. Galbreath and wife, Addie Galbreath, of record in Book 3508, Page 522, Register's Office for said County; thence South 27° East 32.5 feet to a point in the center of Shane Fork Creek; thence with the center line of Shane Fork Creek North 76° 15' East 307.5 feet to a point; thence continuing with the center line of Shane Fork Creek North 84° 45' East 216.5 feet to a point; thence South 23° East 38 feet to a point; thence South 79° 50' West 571 feet to a point; thence North 18° 02' West 58.5 feet to a point on the Southerly margin of Lickton Pike; thence with the Southerly margin of Lickton Pike North 79° 15' East 13 feet to the point of beginning.

BEING part of the property conveyed to Glenn I. Hockney and wife, by deed from James V. Sisco and wife, of record in Book 4730, Page 278, Register's Office for Davidson County, Tennessee, and being part of the property conveyed to Glenn I. Hockney by deed from Karl L. Bishop of record in Book 4796, Page 959, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to First American National Bank of Nashville, Nashville, Tennessee, its heirs and assigns, forever.

And I covenant with the said First American National Bank of Nashville, Nashville, Tennessee, that I am lawfully seized and possessed of said real estate as Trustee only, and by the terms of the abovementioned Deed of Trust, have a good right to sell and convey the same, and that the same is unencumbered, except for any and all mortgages, liens, claims and unpaid taxes that may be a lien against the said real estate.

I further covenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to First American National Bank of Nashville, Nashville, Tennessee, its heirs and assigns, against the lawful claims of any persons claiming by or through me as Trustee, but no further or otherwise; it being my intention only to convey to Grantee no greater title in the subject real estate than I received as Trustee.

WITNESS my hand this 14th day of January, 1976.

William K. Beasley, Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Steven C. Cavan, a Notary Public in and for the State and County aforesaid, William K. Beasley, Trustee, with whom I am personally acquainted, the within named bargainor, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 15th day of January, 1976.

Steven C. Cavan
Notary Public

My Commission Expires:
January 21 1979

STEVEN C. CAVAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $8,500.00. Subscribed and sworn to before me, this the 9th day of January, 1976.

William K. Bracey, Jr.
Affiant

My commission expires: January 21, 1979

Notary Public

STEVEN C. GAVIN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

D 3 1 8 7 6

IDENTIF. REFERENCE

JAN 13 10 54 AM '76

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

JAN 13 76	CONV	*8,500.00			
JAN 13 76 S'TAX			B*	22.10	
JAN 13 76 PR'FEE			B*	.50	
JAN 13 76	W'DEED		B*	8.00	* 30.60