Send tax bills to: 52-12-173
Lynda Roberts
Walker Stahlman Blds.
mail to Nashville, Texas

Prepared by: John C. McLemore
Attorney at law
Box 1106
Nashville, Tenn. 37202

TRUSTEE'S DEED

BOOK 5011 PAGE 798

WHEREAS, under a Deed of Trust dated February 26, 1973 and recorded in Book 4687, Page 971, Register's Office, Davidson County, Tennessee, AMOS JACKSON and wife EVA PAULINE JACKSON conveyed to Richard Dance, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated February 12, 1976 and recorded in Book 4997, Page 47, 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 March 2, 9, 16 and 23, 1976, stating that on April 2, 1976, 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 a prior Deed of Trust of record in Book 3574, Page 39, Register's Office, Davidson County, Tennessee; and

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $2,750.00.

Affiant

Subscribed and sworn to before me, this the 2nd day of April 19 76.

Notary Public

My commission expires: 7-24-77

NOTARY PUBLIC DAVIDSON COUNTY

WHEREAS, on said date at the time and place stated in said advertisment, and on said terms, I, John McLemore Substitute Trustee, offered said property for sale at public outcry and sold said property to Lyndal Roberts and wife, Margaret Roberts, for $2,750.00, 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 Lyndal Roberts and wife, Margaret Roberts (hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

TRACT I: Land in Davidson County, Tennessee, being Lot No. 54 on the Map of Neil S. Brown's Addition to East Nashville, of record in Book 57, Page 50, Register's Office for said county.

Said Lot No. 54 fronts 50 feet on the southerly side of Marina Street and runs back between parellel lines, along the westerly margin of McFerrin Avenue, 170 feet to an alley.

Being the same property conveyed to Amos Jackson and wife, Eva Pauline Jackson, by deed from Julia L. Mallernee, a widow, of record in Book 3574, Page 39, said Register's Office.

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 2nd day of April 19 76.

John C. McLemore
Substitute Trustee

BOOK 5011 PAGE 800

STATE OF TENNESSEE

COUNTY OF Davidson.

Personally appeared before me, Carolyn J. Walling,

a Notary Public in and for said County and State, 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 2nd day of April, 19 76.

Carolyn J. Walling

Notary Public

CAROLYN J. WALLING NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 7-24-77

D 42999

IDENTIF. REFERENCE

APR 2 1 11 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

APR-2 76	CONV	*2,750.00			
APR-2 76	S'TAX		B*	7.02	
APR-2 76	PR'FEE		B*	.50	
APR-2 76	W'DEED		B*	6.00	* 13.52