WHEREAS, by deed of trust executed by James C. Ledbetter to Richard Taylor, Trustee, and recorded in Book 4973, Page 872, Register's Office for Davidson County, Tennessee, to secure a promissory note therein described, and

WHEREAS, default was made in the payment of said note and the owner and holder of said note instructed the said Richard Taylor, Trustee, to institute foreclosure proceedings as provided in the terms of said instrument; and

WHEREAS, the said Richard Taylor, Trustee, did advertise in accordance with the provisions of said deed of trust giving notice of an intent to sell said property at the South door of the Courthouse in Nashville, Tennessee, on April 7, 1976, at twelve o'clock, noon; and

WHEREAS, at the time and place named in said advertisement the said Richard Taylor, Trustee, offered the property hereinafter described for sale to the highest bidder, and the highest and best bid received was that of COMMERCE UNION BANK. Said purchase was for $10,000.00 cash.

NOW, therefore, Richard TAylor, Trustee, in pursuance of the power and authority vested in me by said instrument and in consideration of the sum bid, I, Richard Taylor, Trustee, therefore, sell, transfer and convey unto the said purchaser, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

TRACT I: Being Lot No. 60 on the Plan of George Shield's 2nd North Nashville Plan of Lots recorded in Book 57, Page 146, Register's Office for Davidson County, Tennessee.

Said Lot No. 60 fronts 50 feet on the South side of Seifried Street and runs back between parallel lines 150 feet to an alley.

TRACT II: Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of George Shields Second Addition to North Nashville, of record in Book 57, Page 146, Register's Office for said County.

Said Lot No. 59 fronts 50 feet on the West side of Seifried Street and runs back between parallel lines 150 feet to a dead line measuring 50 feet thereon.

TRACT III: Land in Davidson County, Tennessee, being Lot No. 44 and part of Lot No. 43 on the Plan of J. L. Valentine's Subdivision of Woodard's Addition to Nashville.

The said Lots Nos. 44 and part of Lot 43 front 50 feet on the West side of Ninth Avenue North and run back between parallel lines 150 feet to a dead line, measuring 50 feet thereon.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said COMMERCE UNION BANK, its successors and assigns. This conveyance is made pursuant to the powers vested in me as Trustee, and I assign the benefit of all warranties vested in me by said deed but not otherwise. This conveyance is made subject to unpaid taxes and restrictions as to building and use.

WHEREFORE, this Trustee's Deed has been executed at Nashville, Tennessee, on this 7th day of April, 1976.

Richard Taylor Trustee
RICHARD TAYLOR, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard Taylor, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of April, 1976.

PATRICIA N. SENSING NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission exp: 3/12/79

Patricia N Sensing
NOTARY PUBLIC

BOOK 5018 PAGE 13

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

Tom G. Coleman, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF April 19 76.

Notary Public

MY COMMISSION EXPIRES: 8-2-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1623 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Commerce Union Bank (NAME)	New Owner (NAME)	Map 146-16
Main St. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 22
Nashville Tenn. (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DU-34270

D 45938

T

IDENTIF. REFERENCE

APR 23 8 49 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

APR 23 76	CONV	10,000.00			
APR 23 76 S'TAX			B*	26.00	
APR 23 76 PR'FEE			B*	.50	
APR 23 76	W'DEED		B*	6.00	* 32.50