TRUSTEE'S DEED

WHEREAS, by installment deed executed by Shirley Vasser, Trustee, to Tom G. Coleman, Jr., Trustee, and recorded in Book 4920, Page 516, 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 Tom G. Coleman, Jr., Trustee, to institute foreclosure proceedings as provided in the terms of said instrument; and

WHEREAS, the said Tom G. Coleman, Jr., Trustee, did advertise in accordance with the provisions of said installment deed giving notice of an intent to sell the said property at the South door of the Courthouse in Nashville, Tennessee, on April 28, 1976, at twelve o'clock noon; and

WHEREAS, at the time and place named in said advertisement the said Tom G. Coleman, Jr., Trustee, offered the property hereinafter described for sale to the highest bidder, and the highest and best bid received was that of Jim Stevens, a one-half (1/2) undivided interest, and Ben H. Watson and wife, Laura Watson, a one-half (1/2) undivided interest. Said purchase was for TEN-THOUSAND AND 00/100 DOLLARS ($10,000.00) cash.

NOW, therefore, Tom G. Coleman, Jr., Trustee, in pursuance of the power and authority vested in me by said instrument and in consideration of the sum bid, I, Tom G. Coleman, Jr., Trustee, therefore, sell, transfer and convey unto the said purchasers, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in the Third Civil District of Davidson County, Tennessee, being Lots Nos. 74, 75, 76, 77, 78, 79, 80, 81, 82 and 83 on the Plan of Riverview Subdivision of 30.9 acres, in Pennington Bend of record in Book 547, Pages 93, 94 and 95, Register's Office for said County, described together as follows:
>
> Beginning at a point in the southwesterly margin of Riverview Avenue at a common corner of Lots 73 and 74; thence with

said margin of said Avenue, North 24 degrees West 450 feet; thence continuing with said Avenue, North 41 degrees West 50 feet to the common corner of Lots Nos. 83 and 84; thence along the line between said lots, South 60¼ degrees West 245 feet, more or less, to the low water mark of the Cumberland River; thence southeasterly along said low water mark, 473 feet, more or less, to the rear corner of Lots Nos. 73 and 74; thence with the line between said lots, North 66 degrees East 218 feet, more or less, to the point of beginning.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Jim Stevens, a one-half undivided interest, and Ben H. Watson and wife, Laura Watson, a one-half undivided interest, their heirs 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.

This instrument is made subject to the following:

1. Title to that portion of the premises embraced within the high water mark of the Cumberland River; 2. Easement granted United States of America in Book 2245, Page 167, said Register's Office in connection with the Cheatham Lock and Dam Project on the Cumberland River; 3. Title to that portion of the premises within the high and low water mark of the Cumberland River; 4. All applicable local government planning and zoning regulations.

WHEREFORE, this Trustee's Deed has been executed at Nashville, Tennessee, on this 28th day of April, 1976.

Tom D. Coleman Jr Trustee

TOM G. COLEMAN, JR., TRUSTEE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON) BOOK 5027 PAGE 675

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tom G. Coleman, Jr., 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 28th day of April, 1976.

Sandra Smith
NOTARY PUBLIC

My commission expires: August 2, 1976.

D 50321

FEE REFERENCE

MAY 21 12 29 PM '76

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10000.00

Tom G. Coleman, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF April 19 76

Sandra Smith
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
Jim Stevens, et al (NAME)	New Owner (NAME)	62-5-37
3937 Gallatin Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	62-5-36
Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	62-5-35
		62-5-34
		62-5-33
		62 5 32
		62 5 31
		62 5 30
		62 5 29
		62 5 28

MAY21'76	CONV	10,000.00			
MAY21'76	S'TAX		B*	26.00	
MAY21'76	PR'FEE		B*	.50	
MAY21'76	W'DEED	-3-	B*	6.00	* 32.50