This instrument prepared by:
STEWART, BLACK, AYERS & BUCHANAN
223 Madison, Street
Madison, Tn, 37115

BOOK 5029 PAGE 581

mail: Bank of Goodlettsville
Goodlettsville Tn 37072

Address of new owner -
James K. Jennings, Jr.
E-73 Sealy Apts. Sealy Dr.,
Madison, Tn 37115

Mail tax notices -
same

TRUSTEE'S DEED

32
93
PW

MAY27 CONV *7,550.00
MAY27 S'TAX B* 19.50
MAY27 PR'FEE B* .50
MAY27 W'DEED B* 4.00 * 24.00

THIS TRUSTEE'S DEED executed and delivered by Homer R. Ayers, Substitute Trustee, hereinafter called the Grantor, to James K. Jennings, Jr. and wife, Deborah L. Jennings, hereinafter called the Grantees.

WITNESSETH: THAT WHEREAS, on May 31, 1973, be Deed of Trust recorded in Book 4714, page 705, Register's Office for Davidson County, Tennessee, David F. Jernigan and wife, Louise Jernigan, conveyed to G. G. Garrett, Jr., Trustee, the hereinafter-described property to secure to the Bank of Goodlettsville the payment of one note in the original principal amount of $5,032.50; and

WHEREAS, default having been made in payment of said note, the holder declared the entire indebtedness due, called upon the Trustee to foreclose said installment deed as therein provided; and

WHEREAS, the Trustee having declained to act and resigned the trust, in writing, said holder appointed Homer R. Ayers, as Substitute Trustee by written instrument recorded in Book 4998, page 651, Register's Office for Davidson County, Tennessee; and

WHEREAS, the Grantor did after advertisement in the NASHVILLE RECORD, a newspaper of general circulation in Davidson County, Tennessee, on April 27, and May 4 and 11, 1976, sell said property at the South door of the courthouse in Nashville, Davidson County, Tennessee at Twelve Noon on May 19, 1976, after receiving competitive bids, the highest, last and best bidder being James K. Jennings, Jr., at the price of $7,550.00.

NOW, THEREFORE, for and in consideration of the Grantees' cancelling and surrendering said note secured by said Deed of Trust in the amount of $5,032.50, the Grantor has bargained and sold and does hereby transfer and convey unto the Grantees, their heirs and assigns, the following described property situated in the 10th Civil District of Davidson County, Tennessee, City of Nashville, and described as follows, to-wit:

Tract No. 1:

Beginning at a stone by the sdie of the road at Frank Ewing's southeast corner; running northeast 28 poles with said road to a stone; thence North 20 poles to a stone in Widow Kiber's line; thence west 15 poles with Kiber's line to a stone; thence South 27 poles to starting point, containing about 4 acres, more or less.

Tract No. 2:

Beginning at a stone by the side of road at Bethel Mason's southeast corner, thence northwest 21 poles with said road to a stone; thence north 27 poles to a stone in Widow Kiber's line; 16 poles with said line to a stone; thence south 40 poles to a stone at commencing point, said parcel of land to contain about 3 acres.

Being the same property conveyed to David F. Jernigan and wife, Louise Jernigan, by deed from Willie Ewing, et al, of record in Book 3646, page 397, Register's Office for Davidson County, TN.

TO HAVE AND TO HOLD said property, with all the appurtenances, estate, title and interest thereto belonging unto the said Grantees, their heirs, and assigns, forever, in bar of all right or equity of redemption.

THE GRantor, as Substitute Trustee, does hereby transfer, assign and set over unto the Grantees, their heirs and assigns, all of the covenants and warranties contained in said Deed of Trust, and does hereby warrant the title as fully as he is authorized to do as Substitute Trustee, but not further or otherwise.

IN TESTIMONY WHEREOF, the Grantor has hereunto set his signature this the 21st day of May, 1976.

Homer R. Ayers, Substitute Trustee

D5114O

IDENTIFICATION REFERENCE

MAY 31 PM '76 REGISTER DAVIDSON COUNTY, TENN.

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 HOMER R. AYERS, the bargainor with whom I am personally acquainted and who acknowledged that he executed the within deed instrument for the purposes therein contained.

WITNESS my hand and seal this the 21st day of May, 1976, at Davidson County, Tennessee.

Judy P. Adkins
Notary Public

My commission expires:
9-12-78

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 7550.00.

James K Jernigan Jr.
Affiant

Subscribed and sworn to before me, this the 23 day of May, 1976.

Notary Public
My commission expires:
9-12-78