This instrument prepared by
STEPHENSON AND LACKEY
First Federal Building
Nashville, Tennessee 37219

BOOK 5039 PAGE 840

NAME & ADDRESS NEW OWNERS:

Frances H. Hewlett
5317 Anchorage Drive
Nashville, Tennessee

mail-7

SEND TAX STATEMENTS TO:

Frances H. Hewlett
5317 Anchorage Drive
Nashville, Tennessee

TAX PARCEL NO.: 118-14 23

TRUSTEE'S DEED

WHEREAS, Jacky D. Heath and wife, Cheryl R. Heath, by deed of trust recorded in Book 4700, Page 627, Register's Office for Davidson County, Tennessee, conveyed to T. I. Holman, Jr., Trustee, with power to sell upon default in the payment of the indebtedness therein secured certain land hereinafter described; and,

WHEREAS, by an instrument dated May 13, 1976 and of record in Book 5025, Page 276, Register's Office for Davidson County, Tennessee, JIM G. CREECY was named as Substitute Trustee in said deed of trust and vested with all powers and duties conferred upon the original trustee; and

WHEREAS, default in the payment of the indebtedness therein secured was made, and First Federal Savings and Loan Association of Nashville, being the lawful owner and holder of said debt, which was evidenced by note, demanded that the property be advertised and sold in satisfaction of said indebtedness, consistent with the power and duties imposed upon said Trustee and his successors in said deed of trust; and,

WHEREAS, I, JIM G. CREECY, SUBSTITUTE TRUSTEE, caused said property to be duly advertised by notice published once each week for three (3) consecutive weeks and continuing for a period of twenty-one (21) days following publication of first notice in The Nashville Record, a newspaper published in Davidson County, Tennessee, stating that on Wednesday, June 16, 1976, at 12:00 o'clock noon, said property hereinafter described would be sold to the highest bidder at public auction for cash, and free from the equity of redemption, homestead and dower, all of which was expressly waived in said deed of trust; and,

WHEREAS, at the time and place stated on said terms I offered said property for sale at public outcry and sold said property to Frances H. Hewlett, (hereinafter referred to as "GRANTEE"), for its said bid of Thirty Thousand Two Hundred Dollars ($30,200.00), being the highest and best bid offered.

NOW, THEREFORE, in consideration of the premises and in exercise of the powers and duties vested in me by said deed of trust, and in consideration of the sum of Thirty Thousand Two Hundred Dollars ($30,200.00) cash in hand paid, which amount was duly credited on the note herein referred to, the bidder being the owner and holder of said note, I, JIM G. CREECY, SUBSTITUTE TRUSTEE, as aforesaid, have bargained and sold and by these presents do transfer and convey unto said GRANTEE, its successors and assigns, all of the right, title and interest vested in me by said deed of trust in the property therein described, which said property is situated in Davidson County, Tennessee, and described as follows:

Land in Davidson County, Tennessee;

Being Lot No. 4 on the Map of Marengo Park, Section "C", as of record in Book 1130, page 21, Register's Office for said County.

Said lot fronts 90 feet on the westerly side of Robin Road and runs back between lines 194 feet on the northerly line and 200.8 feet on the southerly line to a dead line in the rear on which it measures 65 feet.

This is improved property known as 3613 Robin Road, Nashville, Tennessee, 37204.

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The sale was held, and this conveyance is made subject to the liens of restrictive covenants, easements and set-back lines affecting the property herein described, and of record in the Register's Office for the aforesaid County; and likewise to the lien of taxes for the year 1976.

TO HAVE AND HOLD said property with the appurtenances estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns forever. And I do hereby transfer and assign unto said GRANTEE, its successors and assigns, all of the rights and benefits of the covenants and warranties in said deed of trust contained in as full and ample a manner as under it I can or should do, but I convey and assign as Substitute Trustee, and not otherwise.

WITNESS my hand this 16th day of June, 1976.

JIM G. CREECY,
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Virginia R. Runion, a Notary Public in and for said State and County, the within named JIM G. CREECY, 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 16th day of June, 1976.

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

Virginia R. Runion
Notary Public

My Commission Expires: 2-7-79.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein transferred is $30,200.00.

AFFIANT

Sworn to and subscribed before me this 18th day of June, 1976.

Notary Public

My Commission Expires: _____.

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IDENTIF. REFERENCE T

JUN 18 11 14 AM '76
FEE
REGISTER
DAVIDSON COUNTY, TENN.

JUN 18 76	CONV	30,200.00			
JUN 18 76 S'TAX			B*	78.52	
JUN 18 76 PR'FEE			B*	.50	
JUN 18 76	W'DEED		B*	4.00	* 83.02