065247-0

BOOK 5064 PAGE 169

136-3-A
116
PW

ADDRESS NEW OWNER:
Fidelity Federal Savings & Loan Association
401 Union Street
Nashville, Tennessee 37219

SEND TAX BILLS:
Same

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer, is $10,500.00.

Affiant

Subscribed and sworn to before me this 30th day of August, 1976.

Notary Public

My Commission Expires 3-17-1980

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

D E E D

WHEREAS, by Deed of Trust dated September 5, 1973, of record in Book 4743, page 873, Register's Office for Davidson County, Tennessee, E. Earl Sheppard and wife, Betty J. Sheppard conveyed the property hereinafter described to Vaden Lackey, Jr, Trustee, to secure the payment of the indebtedness therein mentioned and described;

WHEREAS, default was made in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust and Fidelity Federal Savings & Loan Association, the lawful owner and holder of said indebtedness, having declared all of the unpaid installments due and payable called upon the undersigned Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property;

WHEREAS, I, Vaden Lackey, Jr, Trustee, did give notice of the time and place of sale by publication in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on July 27, August 3 and August 10, 1976, respectively;

WHEREAS, pursuant to said notice, I, the undersigned, Vaden Lackey, Jr, Trustee, did offer said property for sale at public outcry, to the highest bidder for cash, and in bar of the right of equity of redemption and homestead, on Wednesday, August 18, 1976, at 12:00 Noon at the south door of the courthouse in Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale, Fidelity Federal Savings & Loan Association was the highest and best bidder, the amount of its bid being in the sum of TEN THOUSAND FIVE HUNDRED ($10,500.00) DOLLARS, and Fidelity Federal Savings & Loan Association, being the holder of the indebtedness secured by said Deed of Trust, and the beneficiary of said sale, and its indebtedness, together with expenses of said sale amounting to more than said bid, accordingly it is not required to pay any cash to the said Trustee;

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES:

I, Vaden Lackey, Jr., Trustee, have bargained and sold, and by these presents do transfer and convey unto the said Fidelity Federal Savings & Loan Association, its successors and assigns, the following described property in Davidson County, Tennessee, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 32, Building No. 15, in a Horizontal Property Regime located on the plat of Priest Lake Park Condominium Townhouses, Phase 1, as of record in Book 4460, page 88, Register's Office for said County, to which reference is here made.

Being the same property conveyed to E. Earl Sheppard and wife, Betty J. Sheppard by deed from Philhall Corporation of record in Book 4743, page 871, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to unpaid taxes.

TO HAVE AND TO HOLD said tract of land, together with all the appurtenances, estate, title and interest thereto belonging to the said Fidelity Federal Savings & Loan Association, its successors and assigns, forever.

I, Vaden Lackey, Jr., Trustee under the said Deed of Trust of record in Book 4743, page 873, Register's Office for Davidson County, Tennessee, do hereby transfer, assign, and convey unto the said Vaden Lackey, Jr., its successors and assigns all of the right, title and interest in and to said property vested in me, and which I have a right to transfer, in as full and ample a manner as I as Trustee under said Deed of Trust, can or should do, but no further or otherwise.

IN WITNESS WHEREOF, the said Vaden Lackey, Jr., Trustee, has hereunto set his hand this 25th day of August, 1976.

Vaden Lackey, Jr.
Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, _____, a Notary Public in and for the State and County aforesaid, the within named Vaden Lackey, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument, as Trustee, for the purposes therein contained.

WITNESS my hand and official seal at office at Nashville, Tennessee, this 25th day of August, 1976.

_____
Notary Public

My Commission Expires:

May 23 1979

D 6 5 8 8 4 1

T
IDENTIF. REFERENCE

AUG 31 2 49 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

AUG 31 76	CONV	10,500.00			
AUG 31 76 S'TAX			B*	27.30	
AUG 31 76 PR'FEE			B*	.50	
AUG 31 76	W'DEED		B*	4.00	* 31.80