This instrument was prepared by Earl Thompson, Atty. Nashville, Tenn.

BOOK 5068 PAGE 126

TRUSTEE'S DEED

NEW OWNER:	SEND TAX BILLS TO:	MAP PARCEL NO.
Old Hickory Employees Credit Union	Same	18
Old Hickory, Tn. 37138	Same	77 P20

WHEREAS, under a Deed of Trust dated April 26, 1976 and recorded in Book 5024, page 986 and 987, Register's Office for Davidson County, Tennessee Juliette M. Waggoner and husband, Robert J. Waggoner conveyed to D. J. Brewer, Trustee, the hereinafter described property to secure the therein mentioned indebtedness to the Old Hickory Employees Credit Union; and,

WHEREAS, default having been made in the terms, conditions and payments made and provided for in said Deed of Trust, the lawful owner and holder of said indebtedness, the Old Hickory Employees Credit Union having declared the entire debt and interest due and payable; and,

WHEREAS, the lawful owner and holder of said indebtedness Old Hickory Employees Credit Union having requested, D. J. Brewer, Trustee, to sell the property hereinafter described in satisfaction and to apply on the indebtedness therein described; and,

WHEREAS, I, D. J. Brewer, did give twenty-one days notice of the date and place and terms of the sale by advertising in three weekly publications of the NASHVILLE RECORD, a newspaper in Davidson County, Tennessee the said advertisement appearing in the editions of said newspaper under the dates of August 3, 10, 17, 1976 stating that on August 26, 1976, at the south door of the Courthouse in Davidson County, Tennessee at 12:00 noon said property hereinafter described would be sold to the best and highest bidder for cash, at public outcry, free from the equity of redemption, homestead, dower and all other exemptions which are expressly waived in said Deed of Trust but subject to a first Deed of Trust of record in Book 4959, page 868, Register's Office for Davidson County, Tennessee and subject also to any and all unpaid taxes; and,

WHEREAS, on said date, August 26, 1976, at the time and place stated in said advertisement and on said terms, I, D. J. Brewer, Trustee, offered said property for sale at public outcry and sold said property to Old Hickory Employees Credit Union for TEN THOUSAND DOLLARS ($10,000.00) which amount was the highest, best and last bid.

NOW, THEREFORE, in consideration of the sum of the highest, best and last bid as set out above to apply on the indebtedness owed to Old Hickory Employees Credit Union by said Juliette M. Waggoner and husband, Robert J. Waggoner, the receipt of which is hereby acknowledged, I, D. J. Brewer, Trustee, do hereby bargain, sell and by these presents do hereby transfer and convey unto the said Old Hickory Employees Credit Union, its successors and assigns, the following described property, to-wit:

Land lying in the 10th Civil District of Davidson County, Tennessee formerly the old 20th District, described according to an unrecorded survey made by Wm. Harold Martin, Surveyor No. 2392, dated July, 1975, being shown on said survey as Tract No. 1 and described as follows, to-wit:
BEGINNING at an iron pin located in the southwest corner of the herein described property and being the southwest corner of the property conveyed to Eurie Lee Waggoner and wife, Rosie Mai Waggoner, by deed from Lee Wayne Waggoner and wife, of record in Book 4432, page 535, Register's Office for Davidson County, Tennessee; thence north 0° 20' east 1270 feet to an iron pin; thence east 0° 00' 300 feet to an iron pin; thence south 0° 20' west 1270 feet to an iron pin; thence south 89° 10' west 300 feet to the point of beginning, containing 8.74 acres more or less.
Being the same property conveyed to Robert J. Waggoner and wife, Juliette M. Waggoner by deed from E. L. Waggoner and wife, Rosie Mai Waggoner of record in Book 4936, page 348, Register's Office for Davidson County, Tennessee.

This property is hereby sold subject to a first Deed of Trust mentioned and described in Book 4959, page 868, said Register's Office.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title and interest thereto belonging to said Grantee, Old Hickory Employees Credit Union, its successors and assigns forever but subject to said unpaid taxes and said Deed of Trust hereinbefore stated, I do hereby assign, transfer, deliver and convey said property to said Grantees as Trustee and not any further or otherwise.

IN WITNESS WHEREOF, I have hereunto set my hand on this 27th day of August, 1976.

D. J. Brewer Trustee
D. J. BREWER, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ora Leda S. Millard a Notary Public in and for said County and State, the within named D. J. Brewer, Trustee, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within and foregoing instrument for the purposes therein contained.

Witness my hand and official seal of office at Hickory, Tennessee on this 27th day of August, 1976.

ORA LEDA S. MILLARD NOTARY PUBLIC DAVIDSON CO. TENN.

My Commission Expires:
2-26-77

Ora Leda S. Millard
Notary Public

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IDENTIF. REFERENCE

SEP 14 1 34 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF August 1976.

Ora Leda S. Millard
Notary Public

My Commission expires 2-26-77

SEP 14 76	CONV	10,000.00			
SEP 14 76 S'TAX			B*	26.00	
SEP 14 76 PR'FEE			B*	.50	
SEP 14 76	W'DEED		B*	6.00	* 32.50