Send tax bills to:
Associates Capital Corp.
223 Donelson Pike
Donelson, Tenn 37214

Prepared by: John C. McLemore
601 Broadway
Nashville, TN 37203

96-1
109 pw

TRUSTEE'S DEED

BOOK 5089 PAGE 41

WHEREAS, under a Deed of Trust dated June 27, 1975 and recorded in Book 4931, Page 121, Register's Office, Davidson County, Tennessee, Thomas (Tom) E. Hailey and wife, Joyce E. (Nelson) Hailey, and William Dillingham, Trustee, conveyed to Richard Dance, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated September 16, 1976 and recorded in Book 5069, Page 302, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the above mentioned Deed of Trust, nominated and appointed John C. McLemore as Substitute Trustee; and

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

WHEREAS, the lawful owner and holder of said indebtedness having requested John C. McLemore, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, John C. McLemore Substitute Trustee, did give twenty-one days' notice of the time, place and terms of the sale by an advertisement in four weekly publications in The Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of October 19 and 26, November 2 and 9, 1976, stating that on November 12, 1976, at the South door of the Courthouse in Nashville, Davidson, County, Tennessee, at 12 o'clock 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 any and all unpaid taxes and a prior Vendor's lien of record in Book 4614, Page 870, Register's Office, Davidson County, Tennessee; and

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 49,000.00.

Affiant

Subscribed and sworn to before me, this the 12th day of November 19 76.

Notary Public

My commission expires: 4-28-80

133.90

WHEREAS, on said date at the time and place stated in said advertisment, and on said terms, I, John C. McLemore Substitute Trustee, offered said property for sale at public outcry and sold said property to Associates Capital Corporation, for $ 25,000.00, 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, cash in hand paid, the receipt of which is hereby acknowledged, I, John C. McLemore Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Associates Capital Corporation (hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

TRACT IV: Land in Davidson County, Tennessee, being the westerly 85 feet front and 90 feet rear of Lot No. 27 and the easterly 40 feet front and 10 feet rear of Lot No. 26, on the Map of Bluefields, of record in Book 843, page 16, Register's Office for said County, and being Lot "B" on an unrecorded re-subdivision of Lots Nos. 26 and 27 on said plan.

Said Lot "B" fronts 125 feet on the southwesterly side of Bluefield Avenue and runs back between lines, 293.4 feet on the southerly line and 302.8 feet on the northerly line, to the easterly line of Lot No. 28, on which it measures 100 feet.

Being the same property conveyed to Tom E. Hailey and wife, Joyce Nelson Hailey, by deed from Estelle Virginia Taylor Charlton, of record in Book 4614, page 870, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said taxes and aforementioned Deed of Trust.

I convey and assign as Substitute Trustee and not any further or otherwise.

WITNESS my hand on this the 12th day of November 19 76.

John C. McLemore
Substitute Trustee

BOOK 5089 PAGE 43

STATE OF TENNESSEE

COUNTY OF DAVIDSON.

Personally appeared before me, Carolyn J. Walling,

a Notary Public in and for said County and State, John C. McLemore,

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,

this the 12th day of November, 19 76.

Carolyn J. Walling

Notary Public

CAROLYN J. WALLING NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 7-24-77

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IDENTIF. REFERENCE

Nov 18 10 41 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

NOV 18 76	CONV	49,000.00			
NOV 18 76	S'TAX		B*	127.40	
NOV 18 76	PR'FEE		B*	.50	
NOV 18 76	W'DEED		B*	6.00	* 133.90