BOOK 5093 PAGE 568

This Instrument prepared by:
Theodore E. Carver, Esq.
622 J.C. Bradford Bldg.
Nashville, Tenn. 37219

Map No. 71-12
Parcel No. 243

This is Improved property
712 Ward St.
Nashville, Tenn.

SEND TAX BILLS TO:
NATIONAL MORTGAGE COMPANY
4041 KNIGHT ARNOLD ROAD
MEMPHIS, TENN. 38118

The actual consideration or value, whichever is greater, for this transfer is $16,067.45

Samuel Kimbrell
Affiant

Subscribed and sworn to before me this 2nd day of Dec. 1976

J. Theodore Carver
Notary Public
My commission expires NOV 24 1979

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SUCCESSOR TRUSTEE'S DEED

Whereas, Clarence E. Brown executed a Deed of Trust on the 8th day of September, 1975, which was recorded in Book 4950, page 751, Register's Office for Davidson County, Tennessee, conveying to Delta Title Company of Memphis, Tennessee, the hereinafter described property to secure payment to Tennessee Housing Development Agency of a promissory note fully described in said Deed of Trust; and

DEC-3- MISC 8* 4.00 * 4.00

Whereas, default has occured in the payment of said note, and pursuant to the terms and provisions of said note and said deed of trust all of said indebtedness has been declared due and collectible, and Tennessee Housing Development Agency, holder of the note, has demanded of the Successor Trustee, appointed by an instrument of record, that said Deed of Trust be foreclosed for the purpose of paying said note, including interest and costs;.and;

Whereas, Theodore E. Carver, as Successor Trustee, pursuant to the request of the owner of the note, under and by virtue of the powers vested in him as such Successor Trustee, advertised the said real estate as required by the terms of said Deed of Trust in The Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equity of redemption, dower, and homestead, and for the purpose of payment of said note, interest and costs,and pursuant to said advertisment on November 24, 1976, at the front door of the Courthouse in Davidson County, Tennessee, at 12:00 Noon, the said Theodore E. Carver, Successor Trustee, offered for sale at public outcry to the highest and best bidder the real estate hereinafter described, for cash and in bar of the equities of redemption, dower and homestead, all as provided in said Deed of Trust, when Tennessee

Housing Development AGENCY, being the highest and best bidder, became the purchaser at the price of $16,056.45; and

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, Theodore E. Carver, do hereby sell, transfer and convey as Successor Trustee unto the said Tennessee Housing Development Agency, its successors and assigns, in bar of the equities of redemption, dower and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining, to-wit:

> Being Lot No. 8 on the Plan of Meadowdale Acres, as of record in Book 2083, page 12, Register's Office for Said County, to which Plan reference is here made for a more complete description of said lot.

TO HAVE AND TO HOLD the same unto the said Tennessee Housing Development Agency, its successors and assigns, forever.

Theodore E. Carver further covenants as Successor Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the Deed of Trust recited that the title thereto was clear, free and unencumbered as of its date, and that he will forever warrant the same against the lawful claims of any and all persons holding by, through and under him, but these covenants and warranties are by him as successor Trustee and not otherwise, and that said property was sold subject to all unpaid taxes assessments and tax liens.

In witness whereof, Theodore E. Carver, Successor Trustee, has hereunto set his hand on this 2nd day of December, 1976.

Theodore E. Carver
Successor Trustee

D79690

FILED FOR REFERENCE
DEC 3 | 18 PM '76
REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

Personally appeared before me, THOMAS E WATTS, JR., a notary public in and for said county and state, the above Successor Trustee, Theodore E. Carver, with whom I am personally acquainted, who acknowledged that he executed the foregoing deed for the purposes therein contained.

In witness whereof, I have hereunder set my hand and notarial seal, this 2ND day of December, 1976.

Thomas E. Watts
Notary public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires:
Aug. 8, 1979