Map Parcel 118-10-44

New Owner - Send Tax Bills:

Araminta M. McCullough
7 Long Valley Road
Brentwood, Tennessee 37027

5104 621

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 26th day of April, 1971, Percy Wilkins, Jr. was named Trustee in a Deed of Trust of even date executed by James Robert Fitzgerald and wife, Hazel Marie Fitzgerald, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $19,500.00, principal and interest at 7 per cent per annum on the unpaid balance, said Deed of Trust being recorded in Book 4497, page 566, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, Wilkins, & Adams, Attorneys, a partnership, whose statement of partnership appears of record in said Register's Office, was appointed Substitute Trustee under the said Deed of Trust by instrument recorded in Book 4923, page 406, in the Register's Office for Davidson County, Tennessee; Wilkins, & Adams, Attorneys, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in it as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publication, namely: December 14, December 21, and December 28, 1976, in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust.

PURSUANT to said advertisement on Thursday, January 6, 1977, at 11:05 A.M., at the south door of the Courthouse in Davidson County, Tennessee, it, as said Substitute 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 hereinabove mentioned equities, as provided in said Deed of Trust, at which time ARAMINTA M. McCULLOUGH, 7 Long Valley Road, Brentwood, Tennessee, submitted the highest and best bid in the amount of $24,000.00.

NOW THEREFORE, in consideration of the premises, Wilkins & Adams, Attorneys, Substitute Trustee, does hereby sell, transfer and convey to ARAMINTA M. McCULLOUGH, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 29 on the Plan of Sutton Hill Section of Marengo Park, of record in Book 974, page 67, Register's Office for said County.
>
> BEING the same property conveyed to James Robert Fitzgerald and wife, Hazel Marie Fitzgerald by deed from Verner H. Yarbrough and wife, Dorothy D. Yarbrough of record in Book 4497, page 564, Register's Office for Davidson County, Tennessee.

Wilkins & Adams, Attorneys, Substitute Trustee, convey to ARAMINTA M. McCULLOUGH, all the rights conveyed to it as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as it, as such Substitute Trustee, may lawfully make, all its actions in the premises being solely as Substitute Trustee and not otherwise, under the power vested in it under said Deed of Trust hereinabove referred to and not as an individual.

WITNESS my hand at Nashville, Tennessee, this 7th day of January, 1977.

WILKINS & ADAMS, Attorneys, a partnership, Substitute Trustee

BY: John V. Adams
John V. Adams, Partner

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John V. Adams, partner of Wilkins & Adams, Attorneys, 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 7th day of January, 1977.

Louise N. Buckley
Notary Public

LOUISE N. BUCKLEY ★ NOTARY PUBLIC AT LARGE ★ STATE OF TENNESSEE

My Commission Expires: 1-30-78

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration of value, whichever is greater for this transfer is $24,000.00.

John V. Adams
Affiant

Subscribed and sworn to before me, this the 7th day of January, 1977.

Louise N. Buckley
Notary Public

LOUISE N. BUCKLEY ★ NOTARY PUBLIC AT LARGE ★ STATE OF TENNESSEE

My Commission Expires: 1-30-78

D 8 4 6 1 7

REFERENCE

JAN 11 12 26 PM '77

JAN 17 CONV 24,000.00
JAN 17 STAX $ 12.40
JAN 17 RTEE $ .50
JAN 17 RDEED $ 4.00 * 66.90