New Owner:

COMMERCE UNION BANK
4th and Union Streets
Nashville, Tennessee 37219

Mail tax bills:
SAME

Map # 115.9
Parcel # 58

TRUSTEE'S DEED

WHEREAS, on the 9th day of February, 1976, Thomas Gill Wainwright and wife, Johanne H. Wainwright, conveyed the property herein described to William N. Dearborn, Trustee, in a Deed of Trust of record in Book 5002, pages 549 and 550, Register's Office for Davidson County, Tennessee; and,

WHEREAS, the said conveyee joined in said deed and conveyed a property to William N. Dearborn, Trustee, for the purpose of securing the note described in said Deed; and,

WHEREAS, default was made in the payment of said note, and the owner and holder of said note instructed the said William N. Dearborn, Trustee, to institute foreclosure proceedings as provided for in said Deed; and,

WHEREAS, the said William N. Dearborn, Trustee, did advertise in accordance with the provisions of said Deed, to sell said property at the south door of the Courthouse in Davidson County, Tennessee, on February 25, 1977 at 12:00 Noon; and,

WHEREAS, at the time and place as named in said advertisement, the said William N. Dearborn, Trustee, offered the property herein described for sale, to the highest bidder for cash and the best bid received was that of Commerce Union Bank in the amount of Ten Thousand ($10,000.00) Dollars; and,

NOW, THEREFORE, I, William N. Dearborn, Trustee, in pursuance of the power and authority contained in said Deed, and in consideration of Ten Thousand ($10,000.00) Dollars credited and applied as a payment on the note secured by the aforementioned Deed of Trust, do by these presents, sell and transfer and convey unto the Commerce Union Bank, its successors and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

Being Lot No. 164 on the plan of West Meade Estates, Section 3, as of record in Book 3700, page 31, Register's Office for said County.

Said Lot No. 164 fronts 115 feet on the westerly side of Duquaine Court and runs back between lines 542.45 feet on the northerly line and 439.01 feet on the southerly line to a dead line in the rear on which it measures 154.68 feet.

Being the same property conveyed to Thomas Gill Wainwright and wife, Johnanne H. Wainwright, by deed from Robert J. Currie and wife, Rayola Currie, of record in Book 4654, page 539, said Register's Office

The above property is subject to any liens, easements or restrictions of record in the Register's Office for Davidson County, Tennessee.

Said sale was made subject to all restrictions of record, all unpaid taxes and any other prior mortgages and liens of record.

TO HAVE AND TO HOLD the said tract of land with the appurtenances, estate, title and interest thereto belonging to the said Commerce Union Bank, its successors and assigns, forever. I make this conveyance in pursuance to the powers vested in me as Trustee, transferring to Commerce Union Bank, its successors and assigns, forever, the benefit of all warranties as made to me in said Deed, but no further or otherwise.

Executed at Nashville, Tennessee, this 28th day of February, 1977.

William N. Dearborn Trustee
WILLIAM N. DEARBORN, TRUSTEE

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 William N. Dearborn, 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, Tennessee, this 28 day of February, 1977.

NOTARY PUBLIC

My Commission Expires: April 27, 1977

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 5119 PAGE 587

The actual consideration or value whichever is greater for this transfer is $10,000.00.

John E. Rodgers
AFFIANT

Subscribed and sworn to before me
this 28 day of February, 1977.

NOTARY PUBLIC

My Commission Expires: April 27, 1977

MAR-1 77	CONV	10,000.00			
MAR-1 77	S'TAX		B*	26.00	
MAR-1 77	PR'FEE		B*	.50	
MAR-1 77	W'DEED		B*	6.00	* 32.50

D91423

IDENTIF. REFERENCE

MAR 1 10.01 AM '77

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

Mail

This instrument prepared by:
Herman O. Loewenstein, Attorney
1200 Third National Bank Building
Nashville, Tennessee 37219