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William Scates, Jr., et ux
1001 Caldwell Avenue
Nashville, Tennessee
L & N Loan # 07-41-42300
(158-25555)
VA Loan # LH 137 619

105-9
235
pd

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated June 15, 1965, and recorded in Book 3902, Page 518 in the Register's Office of Davidson County, Tennessee William Scates, Jr. and wife, Margaret E. Scates, conveyed to Percy Wilkins, Jr., Trustee the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 5134, Page 512 in the Register's Office of David- County, Tennessee; and son

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said deed of trust; and

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on the 24th day of May 19 77, at the main (south) door of the Courthouse, Nashville, Davidson County, Tennessee and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale City and County Savings Bank, a corporation whose address is 100 State Street, Albany, New York 12201 being the highest and best bidder, became the purchaser of said property at and for the sum of Ten Thousand Thirty-Two and 97/100----------($10,032.97)----------Dollars; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by City and County Savings Bank of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said City and County Savings Bank, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in the , County of Davidson State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 10 on the G. R. Huline's Subdivision of Lots Nos. 37 and 38 of Waverly Land Company's Addition to Nashville, as of record in Book 421, page 163, Register's Office for Davidson County, Tennessee.

SAID Lot No. 10 fronts 55 feet on the southerly side of Caldwell Avenue, and runs back between parallel lines with the westerly margin of 10th Avenue South, formerly Jowett Avenue, 159 feet to the northerly margin of Thurston Avenue.

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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 10,032.97
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May 1977.
Deputy Register

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto City and County Savings Bank, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Publication Expense	$ 82.11
Title Reference	
Notary Fee	
Trustee's Fee	175.00
Recording fee for Substitution of Trustee	4.00
Credit on Note	9,771.86
	10,032.97

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 24th day of May, 19 77.

Arnold M. Weiss Substitute Trustee
ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

MAY24'77 CONV 10,032.97
MAY24'77 ST'TAX B* 26.00
MAY24'77 PR'FEE B* .50
B* 4.00 * 30.50

On this 24th day of May, 19 77, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

Notary Public

IREZ WILAN NOTARY PUBLIC

My commission expires:
My Commission Expires May 3, 1980

State Tax $26.00
Clerk's Fee $ .50
TOTAL $26.50

Paid
Deputy County Court Clerk

IDENTIF. REFERENCE
MAY 24 12 10 PM '77
FEE
DAVIDSON COUNTY REGISTER

PROPERTY ADDRESS
1001 Caldwell Avenue
Nashville, Tennessee
AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
The Lomas & Nettleton Company
P. O. Box 1076
Virginia Beach, Virginia 23451

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

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