This instrument prepared by:

George E. Mudter, Jr., Atty.
10th Flr., First American Center
Nashville, Tennessee 37238

Send Tax Bills to New Owner:

Commerce Union Bank
One Commerce Place
Nashville, TN 37239

Field Book No. 130A-67980

Map 80-8 Parcel 44

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms and condition, provided for in that certain Deed of Trust dated March 5, 1974 to Herschel Greer, Trustee, executed by Elizabeth J. Lindsley, as same appears of record in Book 4793, page 643, Register's Office of Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Herschel Greer as Trustee under said Deed of Trust and has nominated and appointed George E. Mudter, Jr., as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 5138, page 763, Register's Office for Davidson County, Tennessee, and the said George E. Mudter, Jr., Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and he is clothed with all the powers, duties, and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instruments has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instruments; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, the first insertion appearing on April 28, 1977, and subsequent insertions appearing on May 5, 1977, and May 12, 1977, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on May 19, 1977, at 12:00 o'clock noon, being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the abovereferenced instruments, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to COMMERCE UNION BANK, at and for the sum of SIXTEEN THOUSAND EIGHT HUNDRED THREE AND NO/100 ($16,803.00) DOLLARS, which was the highest and best bid in connection therewith; and

WHEREAS, the purchaser, COMMERCE UNION BANK, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the said sum.

NOW, THEREFORE, in consideration of the promises and the payment by COMMERCE UNION BANK of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned George E. Mudter, Jr., as Substitute Trustee, does hereby grant, bargain, sell and convey to the said COMMERCE UNION BANK, its successors and assigns, in fee simple forever, the property abovementioned and now further described as being in the County of Davidson and State of Tennessee, to wit:

> Being Lot No. 314 on the Plan of Bordeaux Gardens, Section I, as of record in Book 3300, page 91, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Elizabeth J. Lindsley, by deed from James T. Lynn, Secretary of Housing and Urban Development, as of record in Book 4793, page 641, Reigster's Office for said County.

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 COMMERCE UNION BANK, its successors and assigns, in fee simple forever, to whom the said George E. Mudter, Jr., 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 no further or otherwise.

IN WITNESS WHEREOF, George E. Mudter, Jr., as Substitute Trustee, has executed this instrument on the 3rd day of June , 1977.

George E. Mudter, Jr.
George E. Mudter, Jr.
Substitute Trustee

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, George E. Mudter, Jr., the within named 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 3rd day of June , 1977.

Helen O. Scott
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: May 30, 1979

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $16,803.00.

George E. Mudter, Jr.
Affiant

Subscribed and sworn to before me,
this the 3rd day of June , 1977.

Helen O. Scott
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: May 30, 1979

CO 16,803	MO
WD 4.00	MS
TD	ST 43.68
CC	ST
MR	PF .50
UCC	TOTAL 48.18

E 07750

TO THE 8TH REFERENCE

JUN 7 3 30 PM '77

REGISTER