Send tax bills to: And New Owner
Larry O. Newell
415 Oden Court
Brentwood, TN 37027

Prepared by: John C. McLemore
601 Broadway
Nashville, Tennessee 37203

TRUSTEE'S DEED

BOOK 5186 PAGE 275

WHEREAS, under a Deed of Trust dated December 20, 1976 and recorded in Book 5102, Page 386, Register's Office, Davidson County, Tennessee, Patsy Patton Stewart Marcrum and Jesse D. Marcrum conveyed to Richard Dance, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated July 19, 1977 and recorded in Book 5173, Page 793, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the above-mentioned Deed of Trust, nominated and appointed John C. McLemore as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested John C. McLemore, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, John C. McLemore, Substitute Trustee, did give twenty-one days' notice of the time, place and terms of the sale by an advertisement in four weekly publications in THE NASHVILLE RECORD, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of July 28, August 4, 11 & 18, 1977, stating that on August 19, 1977, at the South door of the Courthouse in Nashville, Davidson County, Tennessee, at 12:00 o'clock noon, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes;

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, John C. McLemore, Substitute Trustee, offered said property for sale at public outcry and sold said property to Larry O. Newell for $5350.00, which amount was the highest, best, and last bid.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $5,350.00

Subscribed and sworn to before me, this the 19th day of August 19 77

Affiant

My commission expires: 4-26-78
(Affix Seal)

Notary Public

NOW, THEREFORE, IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, John C. McLemore, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said

Larry O. Newell

(hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

Land in Davidson County, Tennessee, being Lot No. 53 on the Map of the Resubdivision of Blocks No. 23 and 24 and parts of blocks No. 26 and 27, Cumberland Nurseries as of record in Book 161, page 139, Register's Office for Davidson County.

Said Lot No. 53 fronts 50 feet on the southerly side of Lutie Street and runs back between parallel lines 179 feet to an alley.

Being the same property conveyed to Patsy Patton Stewart Marcrum by deed from James George and wife, Faith George, recorded in Book 4953, page 689, Register's Office for said County.

AUG 19?? CONV *5,350.00
AUG 19?? S'TAX B* 13.78
AUG 19?? PR'FEE B* .50
AUG 19?? W'DEED B* 4.00 * 18.28

IDENTIF. REFERENCE
AUG 19 1 18 PM '77
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.
E 21436

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said taxes and aforementioned Deed of Trust.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 19th day of August, 19 77.

John C. McLemore
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Sandra Lee Story a Notary Public in and for said County and State, John C. McLemore, Substitute 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 on this the 19th day of August, 19 77.

Sandra Lee Story
Notary Public

My Commission Expires: 4-26-78