H. Wade Sanders
ADDRESS NEW OWNER:
~~Sanders Manufacturing Co.~~
124 4th Avenue South
NASHVILLE, TENNESSEE

SEND TAX NOTICES TO:
Owner

THIS INSTRUMENT PREPARED BY:
FOLEY & WEISS, ATTORNEYS
NASHVILLE, TENNESSEE 37201
Map 70-13 Parcel 16

TRUSTEE'S SALE

BOOK 5238 PAGE 295

WHEREAS, default was made in the terms, conditions and payments made and provided for in an installment deed dated January 11, 1963, executed by Herbert Curtis Gregory and wife, Mildred Louise Gregory to William David Sanders, Trustee, of record in Book 3501, page 308, Register's Office for Davidson County, Tennessee, and by deed of record in Book 4465, page 39 said Register's Office, The said property was conveyed from Herbert Curtis Gregory and wife, Mildred Louise Gregory to Therese H. Davidson, and the entire indebtedness was declared due and payable, and payment not having been made as demanded and said Trustee having been requested so to do by the lawful owner and holder of the indebtedness secured by said installment deed, I, William David Sanders, Trustee, caused said real estate to be advertised in accordance with the provisions of said installment deed by three weekly publications appearing in THE NASHVILLE RECORD on the 17th and 24th of November and the 1st day of December, 1977, advertising that said real estate would be sold at 12:00 Noon, December 9, 1977, at the South door of the Courthouse of Davidson County, Tennessee in Nashville, to the highest bidder for cash, free from all equities of redemption, homestead and dower and all other exemptions of every kind and nature, all of which were expressly waived in said installment deed, but subject to any and all taxes which might be a lien upon said real estate; and at the time and place stated in said advertisement, I, William David Sanders, Trustee, personally appeared and offered said property for sale at public outcry, and the highest, best and last bid received was the sum of $100.00, by H. Wade Sanders, to whom said property was sold.

NOW, THEREFORE, in consideration of the premises and the sum of $100.00, paid by the said H. Wade Sanders, by crediting said sum against the indebtedness secured by said installment deed, Therefore, I, William David Sanders, Trustee, have this date bargained and sold, and by these presents do transfer and convey to H. Wade Sanders, his heirs and assigns, a certain tract or parcel of land in Nashville, Davidson County, Tennessee, described as follows, to-wit:

Land in the 13th, formally the 23rd, Civil District of Davidson County, Tennessee, described as follows:

DEC29??	CONV	* 100.00			
DEC29??	S'TAX		B*	.26	
DEC29??	PR'FEE		B*	.50	
DEC29??	W'DEED		B*	4.00	* 4.76

Beginning on the northeasterly margin of an alley 207 feet, more or less, northwestwardly from the center of Hamilton Road being on the northwesterly margin of a 10 foot proposed alley; thence with same, northeastwardly 55 feet, more or less, to a point in the southwesterly line of the property conveyed to Edward F. Tyler, Sr., and wife, by deed from William Walter Odum and wife, of record in Book 1488, page 423, Register's Office for said County; thence with Tyler's northwesterly line northwestwardly 50 feet, more or less, to Tyler's northerly corner; thence with Tyler's northwesterly line, northeastwardly 59 feet, more or less, to Tyler's northerly corner; thence northwestwardly 43 feet to the northerly corner of the property conveyed to William Walter Odum and wife, by deed from J. E. Andrews, of record in Book 1116, page 312, said Register's Office; thence with Odum's northwesterly line, southwestwardly 95 feet to the northeasterly margin of the first mentioned alley; thence with same, southeastwardly 95 feet to the beginning.

TO HAVE AND TO HOLD the said tract or parcel of land, with the estate appurtenances, title and interest thereto belonging to H. Wade Sanders, his heirs and assigns forever. And I do covenant with the said H. Wade Sanders, that I am lawfully seized and possessed of said real estate as Trustee only, and by terms of above mentioned installment deed have a good right to sell and convey the same, and that same is unencumbered except for any and all taxes that may be a lien against the property. I further covenant and bind myself, my successors and assigns, to warrant and forever defend the title to the said real estate to H. Wade Sanders, his heirs and assigns against the lawful claims of all persons claiming by or through me as Trustee, but no further or otherwise.

WITNESS my hand this the 14th day of December, 1977.

9 2 2
1 T REFERENCE
FEE $ 3.38 RM '77
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

William David Sanders

WILLIAM DAVID SANDERS, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William David Sanders the bargainor with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 14th day of December, 1977.

CLARK GOW NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Clark Gow

Notary Public

My Commission Expires: MY COMMISSION EXPIRES JANUARY 30, 1979

STATE OF TENNESSEE: COUNTY OF DAVIDSON: The actual consideration for this transfer is $100.00.

Affiant

Subscribed and sworn to before me this 14th day of December, 1977.

My Commission Expires: 6/7/80

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public