Prepared by:
Earl J. Porter, Jr., Atty: (cd)
214 Third Avenue North
Nashville, Tennessee 37201

TRUSTEE'S DEED BOOK 5258 PAGE 517

Address New Owner:

Robert Short Corporation,
and its Assigns
2930-Sidco Drive
Nashville, Tennessee 37204

Send Tax Statement to:

Same

Map-Parcel Number

69-11 49

WHEREAS, by a Deed of Trust dated August 18, 1970, and recorded in Book 4440, page 124, Register's Office, Davidson County, Tennessee, Adrue Kertchaval, unmarried conveyed to Billy C. Donnell, Trustee, the hereinafter described property to secure therein mentioned indebtedness; 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 Billy C. Donnell, Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, Billy C. Donnell, Trustee, did give twenty days' notice of the time, place, and terms of the sale by an advertisement in three weekly publications in THE NASHVILLE RECORD, a newspaper published in the County where the land hereinafter described is situated, said advertisement appearing in the editions of said newspaper under the dates of November 10, November 17, and November 24, 1977, stating that on December 2, 1977, at the South Door of the Court House in Nashville, Davidson County, Tennessee, at 12 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 exceptions which are expressly waived in said Deed of Trust; but subject to any and all unpaid taxes, and also subject to a first mortgage lien of record in Book 4440, page 122, Register's Office, Davidson County, Tennessee, and

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, Billy C. Donnell, Trustee, offered said property for sale at public outcry and sold said property to Robert Short Corporation and its Assigns for THREE THOUSAND THREE HUNDRED ONE AND 00/100 ($3,301.00), which amount was the highest, best, and last bid,

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, Billy C. Donnell, Trustee, do hereby bargain and sell, and by these presents transfer and convey unto said Robert Short Corporation and its Assigns, the following described tract or parcel of land in the County of Davidson, State of Tennessee, and more particularly described as follows, to-wit;

A tract of land in the 13th, formerly 23rd, Civil District of Davidson County, Tennessee, described as follows:
Beginning on the southeasterly margin of Abernathy Road, north 43° east 352-1/2 feet from the center of the Hydes Ferry Pike; and running thence with the southeasterly margin of said road, north 43° east 190 feet to Mary Drake's corner; thence with Drake's line southeastwardly 130 feet, more or less, to Hooberry's line; thence with Hooberry's line, south 34° west 190 feet to a stone; thence north 44-1/4° west 160 feet to the beginning.
Being the same property conveyed to Adrue Kertchaval, unmarried, by deed from L. A. Newman and Company Inc. a Tennessee Corporation, of record in Book 4440, page 120, Register's Office for said County.
This property is improved and known as 3904-Hydes Ferry Road, Nashville, Tennessee 37218.

To HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to the said Robert Short Corporation and its assigns forever, but subject to any and all unpaid taxes, and a first mortgage lien of record in Book 4440, page 122, Register's Office for Davidson County, Tennessee,

And I do further transfer and assign unto the said Robert Short Corporation and its assigns, 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 2nd day of December, 1977.

Billy C. Donnell Trustee.

Trustee, Billy C. Donnell

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Milbrey L. Jackson, a Notary Public in and for said County and State, the within named Billy C. Donnell, 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 office in said County and State, this the 2nd day of December, 1977.

Milbrey L. Jackson
Notary Public

My commission expires: 2-15-81

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for the transfer is

Affiant

Subscribed and sworn to before me, this the 2nd day of December, 1977

Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 3,301.00
Charles E. Lee, Jr.
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF March 1978.
E. Barnes
Deputy Register

E 5298.3

IDENTIF. REFERENCE

MAR 2 3 15 PM '78
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR-2 78	CONV	*3,301.00			
MAR-2 78 S TAX			B*	8.58	
MAR-2 78 PR FEE			B*	.50	
MAR-2 78	W DEED		B*	4.00	* 13.08