Send Tax Bills To:
~~Joel Garfinkle~~ Eva R. Garfinkle
927 Stahlman Building
Nashville, TN 37201

Map: 81-16
Par: 564 Ja

BOOK 5312 PAGE 599

D E E D

WHEREAS, Albert J. Carney and wife, Ida Carney, executed a note and joined in an Installment Deed to secure said note, conveying to Elkin Garfinkle, Trustee, the property hereinafter described. Said deed is of record in Book 4401, Page 532, Register's Office Davidson County, Tennessee; and

WHEREAS, on April 20, 1978, the holder of the note appointed Robert M. Garfinkle, Substitute Trustee, by instrument of record in Book 5275, Page 697, Register's Office, Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said note and the owner and holder thereof instructed the said Robert M. Garfinkle, Substitute Trustee, to institute foreclosure proceedings as provided in said deed; and

WHEREAS, the said Robert M. Garfinkle, Substitute Trustee, did advertise in accordance with the provisions of said deed to sell said property at the South Door of the Courthouse at Nashville, Tennessee on Friday, June 2, 1978, at twelve o'clock noon; and

WHEREAS, at the time and place as named in said advertisement, the said Robert M. Garfinkle, Substitute Trustee, offered the property hereinafter described for sale to the highest bidder for cash, and the highest and best bid received was that of Eva R. Garfinkle who bid One Thousand ($1,000.00) dollars.

NOW THEREFORE, I, Robert M. Garfinkle, Substitute Trustee, in pursuance of the power and authority vested in me by said deed and in consideration of the sum of one thousand $1,000.00) dollars, paid in cash by Eva R. Garfinkle, the receipt of which is hereby acknowledged, do sell, transfer and convey to Eva R. Garfinkle, her heirs and assigns, the following tract or parcel of land in Davidson County, Tennessee described as follows:

> Being the north 30 feet of Lot No. 5 in the Narcissa Smith Subdivision of Lot 176 in the McNairy Mansion House Tract, as of record in Book 9, Page 1, Register's Office for said County. Said part of Lot No. 5 fronts 30 feet on the west side of 11th Avenue North, formerly Cumberland Street, and runs back between parallel lines 140 feet to an alley, and being part of the property described by deed of record in Book 4142, Page 647, Register's Office, Davidson County, Tennessee.
>
> Being the same property conveyed to Albert J. Carney and wife, Ida Carney, by deed from Eva R. Garfinkle as of record in Book 4401, Page 532, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract of land with the appurtenances, title and interest thereto belonging to the said Eva R. Garfinkle, her heirs and assigns forever.

I make this conveyance in pursuance of the powers vested in me as Trustee, tranferring to the said Eva R. Garfinkle, her heirs and assigns, the benefit of all warranties as made to me in said deed but not further or otherwise. This conveyance is made subject to all prior liens or encumbrances and restrictions as to building and use and any unpaid taxes.

IN WITNESS OF THE FOREGOING, I have hereunto set my hand at Nashville, Tennessee, this 21st day of June, 1978.

Robert M. Garfinkle
SUBSTITUTE TRUSTEE

E 72887

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Delone Anderson, a Notary Public in and for said County and State, the within named Robert M. Garfinkle, 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, Tennessee, this 21st day of June, 1978.

Delone Anderson
NOTARY PUBLIC

My Commission Expires: NOTARY PUBLIC 3-9-82

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 1,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 23rd DAY OF June 1978.
E Barbee
Deputy Register

This instrument prepared by:

Robert M. Garfinkle
400 Stahlman Building
Nashville, TN 37201

JUN 23 75 CONV *1,000.00
JUN 23 75 S'TAX B* 2.60
JUN 23 75 PR'FEE B* .50
JUN 23 75 W'DEED B* 4.00 * 7.10