BOOK 5303 PAGE 280

THIS INSTRUMENT WAS PREPARED BY:
WILKINS, ALLEN, WEBB & CRISLER, ATTYS.
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

New Owner - Send Tax Bills:
Claude Jackson
2704 12th Avenue, South
Nashville, Tennessee 37204

MAP 71-11
Par 258 Js

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 8th day of June, 1967, Franklin G. Clark was named Trustee in a Deed of Trust of even date executed by Dolores O. Mendoza and wife, Dorothy P. Mendoza, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $8,150.00, principal and interest at 6% per annum on the unpaid balance, said Deed of Trust being recorded in Book 4141, page 189, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, I. Dyke Tatum was appointed Substitute Trustee under the said Deed of Trust by instrument recorded in Book 5288, page 533, in the Register's Office for Davidson County, Tennessee; I, I. Dyke Tatum, Substitute Trustee at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust advertised the said real estate as required by law and by the terms of said Deed of Trust, by giving twenty-one (21) days notice by three (3) successive publications, namely: June 1, June 8, and June 15, 1978, in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust.

PURSUANT to said advertisment on Friday, June 23, 1978, at 11:05 A.M. at the south door of the Courthouse in Davidson County, Tennessee, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities, as provided in said Deed of Trust at which time CLAUDE JACKSON and wife, PAULINE JACKSON, Nashville, Tennessee, submitted the highest and best bid in the amount of $9,100.00

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer and convey to CLAUDE JACKSON and wife, PAULINE JACKSON, Nashville, Tennessee, their heirs and assigns in fee simple and in bar of all equties above mentioned the following described real property to-wit:

LAND in Davidson County, Tennessee, being Lot No. 5 on the map of Highland Hills Subdivision, as of record in Book 1130, page 40, Register's Office for said County.

SAID Lot No. 5 fronts 50 feet on the easterly side of Stainback Avenue and runs back between parallel lines 175 feet to a deal line.

BEING the same property conveyed to Dolores O. Mendoza and wife, Dorothy P. Mendoza by deed from William E. Denton and wife, Betty Jane Denton, of record in Book 4141, page 185, Register's Office for Davidson County, Tennessee. The said Dolores O. Mendoza and Dorothy P. Mendoza having since been divorced, the said Dorothy P. Mendoza conveyed her interest in said property to the said Dolores O. Mendoza by deed of record in Book 4557, page 464, said Register's Office. The said Dolores O. Mendoza subsequently married Jean M. Mendoza and by instrument of record in Book 4557, page 466, said Register's Office, created a tenancy by the entirety in said Dolores O. Mendoza and wife, Jean M. Mendoza.

I, I. Dyke Tatum, Substitute Trustee, convey to CLAUDE JACKSON and wife, PAULINE JACKSON, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise, under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

WITNESS my hand at Nashville, Tennessee, this 23rd day of June, 1978.

I. Dyke Tatum, Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. Dyke Tatum, 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 the 23rd day of June, 1978.

Notary Public

My Commission Expires: 1-11-82

STATE OF TENNESSEE

COUNTY OF DAVDISON

The actual consideration or value, whichever is greater for this transfer is $9,100.00.

Affiant

Subscribed and sworn to before me, this the 23rd day of June, 1978.

Notary Public

My Commission Expires: 1-11-82

E 7.3183.

IDENTIF. REFERENCE

JUN 26 2 21 PM '78

JUN26 78	CONV	*9,100.00			
JUN26 78	S'TAX		B*	23.66	
JUN26 78	PR'FEE		B*	.50	
JUN26 78	W'DEED		B*	4.00	* 28.16