Send tax bills to:

William C. McCullough, et ux.
7 Long Valley Road
Brentwood, Tennessee 37027

This document prepared by:

David W. McMackin

McMackin & McLemore
2115 One Commerce Place
Nashville, Tennessee 37239

Map and Parcel Number: 172-1 Pt 4
a 2

BOOK 5326 PAGE 345

TRUSTEE'S DEED

WHEREAS, under an Installment Deed dated July 28, 1975, and recorded in Book 4940, Page 261, Register's Office, Davidson County, Tennessee, the Vendees therein, Robert Lee Nelson and wife, Deborah Denise Nelson, joined in the execution thereof, and conveyed to Richard Dance, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Installment Deed, 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 appointed the undersigned as Substitute Trustee, by instrument of record in Book 5309, page 637, said Register's Office, to sell said property pursuant to said Installment Deed; and

WHEREAS, I, the undersigned, Substitute Trustee, did give twenty days notice of the time, place and terms of the sale by an advertisement in 4 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 20,27 and August 3 and 10,1978., stating that on August 11, 1978 at the South door of the Courthouse in Nashville, Davidson County, Tennessee at 1:00 o'clock p.m., 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 Installment Deed, but subject to unpaid real estate taxes; and

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, the undersigned Substitute Trustee, offered said property for sale at public outcry and sold said property to William C. McCullough and wife, Araminta M. McCullough for $ 6,000.00, 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, the undersigned Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said William C. McCullough and wife, Araminta M. McCullough (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

Land in Davidson County, Tennessee being Lot No. 46 on the plan of Shepardwood Subdivision, Section 1, of record in Book 4175, page 82 and 83, Register's Office for said County.

Said Lot No. 46 fronts 60.15 feet on the southerly side of Allenwood Drive and extends back between parallel lines 133.5 feet to a line in the rear measuring 60.15 feet thereon.

Being the same property conveyed to Robert Lee Nelson and wife, Deborah Denise Nelson, by installment deed from Associates Capital Corporation, now Associates Financial Services Company of Tennessee, Inc., of record in Book 4940, page 261, Register's Office, Davidson County, Tennessee.

This conveyance subject to deed of trust lien of record in Book 4420, page 811, Register's Office, Davidson County, Tennessee.

E 8 3 4 0 0

IDENTIF. REFERENCE →
AUG 17 1978 05 PM
FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

The above described property is sold subject to any and all unpaid real estate taxes.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, its successors and assigns forever.

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

Witness my hand on this the 11th day of August, 19 78.

AUG 17 78 S'TAX CONV
AUG 17 78 PR'FEE *6.00
AUG 17 78 W'DEED

D. W. McMackin
Substitute Trustee

B* 15.60
B* .50
4.00
* 20.10

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Wanda Sue Kelly, a Notary Public in and for said County and State, the within named D. W. McMackin, 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 the 11th day of August, 1978.

Wanda Sue Kelly
Notary Public

NOTARY PUBLIC ★ DAVIDSON ★ TENN.

My commission expires: 21 July 1980.

CERTIFICATE OF CONSIDERATION

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 6,000.00.

William L. McCulley
Affiant

Subscribed and sworn to before me this the 11th day of August, 1978.

Wanda Sue Kelly
Notary Public

NOTARY PUBLIC ★ DAVIDSON ★ TENN.

My commission expires: 21 July 1980.