Rec. 5.50

This Instrument Was Prepared By:
MORRIS LEVINE, Attorney-at-Law
711 Stahlman Bldg., Nashville, Tenn.

BOOK 5354 PAGE 993

Address of Owner
Mail Jack J Cohen
Stahlman Bldg
Nashville TENN 37201

SEND TAX BILLS
SAME
"
"

11W2440
Map 92-2
Par. 395

TRUSTEE'S DEED

WHEREAS, on the 24th day of August, 1966, Jack J. Cohen and wife, Bessie D. Cohen, conveyed the herein described property to Evolve T. Ayers and wife, Ludean W. Ayers, and the said instrument is of record in Book 4050, page 680, Register's Office for Davidson County, Tennessee; and the said Evolve T. Ayers and wife, Ludean W. Ayers , to secure the indebtedness, obligations and commitments contained therein, executed a promissory lien note, said note providing for monthly payments, all as fully set out in an installment deed which is of record in Book 4050, page 680, Register's Office for Davidson County, Tennessee, to which reference is here made; and

WHEREAS, default was made in the payment of said note, and the lawful owners and holders thereof made demand upon me, as Trustee, to foreclose on said property; and

WHEREAS, I caused said property to be advertised in the Nashville Record, a newspaper published in Davidson County, Tennessee, all in accordance with the terms and conditions of said installment deed, to sell said property at 12:00 o'clock, Noon, on Thursday, October 12, 1978, at the main door on the south side of the Davidson County Courthouse in Nashville, Davidson County, Tennessee, for cash; and

WHEREAS, the highest bid received was in the amount of $500.00, said offer and bid being made by Jack J. Cohen and wife, Bessie D. Cohen.

NOW, THEREFORE, in consideration of said sum, I, BEN L. ROSKIN, Trustee, have bargained and sold and by these presents do transfer and convey unto the said JACK J. COHEN and wife, BESSIE D. COHEN, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

> Being the west 25 feet of Lot No. 68 on the plan of Heffernan Place, as of record in Book 161, page 138, Register's Office for said County.
>
> Said part of said lot fronts 25 feet on the north side of Alameda Street and extends back between parallel lines, 140 feet to an alley.

STATE OF TENNESSEE
County of Davidson
The actual consideration or value, whichever is greater for this transfer is $500.00
Jack Cohen
Affiant

Subscribed and SWORN to before me this the 24th day of Oct, 1978.
Sarah Horner
Notary Public

SARAH HORNER NOTARY PUBLIC DAVIDSON COUNTY TENN.

My Commission Expires 2-11-80

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said JACK J. COHEN and wife, BESSIE D. COHEN, their heirs and assigns forever.

This conveyance is made by me as Trustee, but no further or otherwise.

WITNESS my hand, this 24th day of October, 1978.

Ben L. Roskin
TRUSTEE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within Ben L. Roskin, 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, on this the 24th day of October, 1978.

Sarah Harman
NOTARY PUBLIC

My Commission Expires:
12-14-80

SARAH HARMAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

OCT 25 9 18 AM '78
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

E 96203

OCT 25 78 CONV * 500.00
OCT 25 78 S'TAX B* 1.30
OCT 25 78 PR'FEE B* .50
OCT 25 78 W'DEED B* 4.00 * 5.80