This Instrument was prepared by Caesar E. Urrutia, Attorney
931 Stahlman Bldg. Nashville, Tn. 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J.T. Murphree Et ux (NAME:)	Same (NAME:)	Map 72-15
802 Ewing Lane (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par. 180
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on the 25th day of October 1978, by Caesar E. Urrutia, Substitute Trustee, First Party, and J.T. Murphree and wife, Winnifred Murphree, Second Party:

WITNESSETH:

WHEREAS, by Installment Deed of record in Book 5171, Page 632, Register's Office for Davidson County, Tennessee, J.T. Murphree and wife, Winnifred Murphree, conveyed to William H. Bowen and wife, Earlene Bowen, the hereinafter described property for the purpose of securing the payment of a promissory note in the original principal sum of ($14,750.00) Fourteen Thousand Seven Hundred Fifty and No/100 Dollars: and

WHEREAS, default was made in the payment of said promissory Note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said promissory note and Installment Deed: and

WHEREAS, the owners and holders of said note J.T. Murphree and wife, Winnifred Murphree, appointed Caesar E. Urrutia, Substitute Trustee by an Instrument of record in Book 5338, Page 808, in said Register's Office: and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions of said Installment Deed, notices of the time and place of said sale being published in the Nashville Record, September 28, October 5, 12, 1978; and

WHEREAS, pursuant to said notices, Fisrt Party did offer said property for sale at the South Door of the Davidson County Court House in Nashville, Tennessee, on Tuesday, October 24, 1978 at 12:00 noon, J.T. Murphree and wife, Winnifred Murphree, Second Party, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Fourteen Thousand Seven Hundred Fifty ($14,750.00) Dollars, and the said sum of said bid having been paid, the receipt

therefore is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES: First Party has this day bargained and sold and does hereby transfer and convey unto Second Party, their heirs and assigns, the following described real property, situated in Davidson County, Tennessee:

> Land in Davidson County, being Lot No. 19 on the map of Porter Road Subdivision of the Shingle property as of record in Book 843, Page 38 Register's Office for Davidson County, Tennessee. Said Lot No. 19 fronts 50 feet on the easterly side of Porter Avenue and runs back between parallel lines 145 feet, more or less to a dead line.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, their heirs and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind.

And I, Caesar E. Urrutia, Substitute Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to said land only as to such title coming through or by me to the said Second Party, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the First Party has hereunto set his signature this the day and date above written.

Caesar E. Urrutia, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF June 1988.

Deputy Register

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, the within Caesar E.. Urrutia, 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 31st day of October, 1978.

JO ANN SMITH NOTARY PUBLIC AT LARGE

Notary Public

My Commission Expires: March 24, 1979

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IDENTIF. REFERENCE

Nov 1 9 53 AM '78

FELIX Z. HUDSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV-1 78	CONV	14,750.00			
NOV-1 78	S'TAX		B*	38.22	
NOV-1 78	PR'FEE		B*	.50	
NOV-1 78	W'DEED		B*	6.00	* 44.72