This instrument prepared by:
William P. Dougan, Thomas, Halliburton & Ballin,
107 Parkway Towers, Nashville, Tennessee 37219

BOOK 5365 PAGE 199

Map- Par. No. 83-4-22

Fld. Bk. No. 15 DA-37507

This is improved property at:

1400 Corder Drive

Nashville, Tennessee 37206

SEND TAX BILLS TO:

Araminta M. McCullough
3815 Cleghorn Drive
Nashville, Tennessee 37215

The actual consideration or value whichever is greater for this transfer, is $26,300.00.

William P. Dougan
Affiant

Subscribed and sworn to before me this 1st day of November, 1978.

Notary Public

My Commission Expires: Aug. 3, 1980

SUCCESSOR TRUSTEE'S DEED

Whereas, Charles S. Ryan and wife Jeanie C. Ryan executed a deed of trust on the 22nd day of October, 1976, which was recorded in Trust Deed Book 5081, Page 383, Register's Office of Davidson County, Tennessee, conveying to Larry Weinberg, Trustee, the hereinafter described property to secure payment to Realty Mortgage, Inc., a promissory note fully described in said deed of trust; and

Whereas the mortgage was assumed by Toby Jones and wife Faye G. Jones, as shown by deed of record in Book 5119, page 118, said Register's Office; and

Whereas the mortgage was later assumed by Eugene T. Dotson, Jr., and wife, Rebecca Dotson, as shown by instrument of record in Book 5144, page 781, said Register's Office; and

Whereas the mortgage was assigned to Franklin Society Federal Savings and Loan Association by instrument of record in Book 5083, page 173, said Register's Office; and

Whereas, default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said Deed of Trust, all of said indebtedness has been declared due and collectible, and Franklin Society Federal Savings and Loan Association, holder of said note has demanded of the Successor Trustee, appointed by an instrument of record in Book 5343, Page 701, in the said Register's Office, the foreclosure of said Deed of Trust for the purpose of

paying said note, interest and costs as therein provided.

Whereas, William P. Dougan, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee advertised the said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on October 30, 1978, at the front door of the Court House in Davidson County, Tennessee, at 12:00 noon, the said William P. Dougan, 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 equities of redemption, dower and homestead, as provided in said deed of trust; when Araminta M. McCullough, being the highest and best bidder, became the purchaser at the price of $26,300.00.

NOW THEREFORE, IN CONSIDERATION OF THE PREMISES, I, William P. Dougan, do hereby sell, transfer and convey as Substitute Trustee, unto the said Araminta M. McCullough, her successors and assigns, in bar of the equities of redemption, dower, and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereitaments and appurtenances appertaining, to-wit:

> BEING Lot No. 10 on the Plan of Corder Heights Subdivision, as of record in Book 1835, page 77, Register's Office, Davidson County, Tennessee, to which plan reference is here made for a more complete description.
>
> BEING the same property conveyed to Eugene T. Dotson, Jr. and wife Rebecca Dotson by deed of record in Book 5144, page 781, said Register's Office.

SES: ms

TO HAVE AND TO HOLD THE same unto the said Araminta M. McCullough, her successors and assigns, forever.

William P. Dougan convenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free and unencumbered as of its date; and he will forever warrant the same against the lawful claims of any and all persons holding by, through or under him, but these covenants and warranties are by him as Substitute Trustee and not otherwise; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments and tax liens, and any easements and restrictions of record.

IN WITNESS WHEREOF, William P. Dougan, Substitute Trustee, has hereunto set his hand on this 1st day of November, 1978.

William P. Dougan
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of November, 1978, before me personally appeared William P. Dougan, Substitute Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunder set my hand and seal.

My Commission Expires: Aug. 3, 1980

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

F.0.7.3.8.

IDENTIF. REFERENCE

Nov 17 11 44 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV 17 78	CONV	26,300.00			
NOV 17 78 S'TAX			B*	68.38	
NOV 17 78 PR'FEE			B*	.50	
NOV 17 78	W'DEED		B*	6.00	* 74.88