File Home Fed

BOOK 5428 PAGE 905

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $51,393.97.

Affiant

Subscribed and sworn to before me, this 13 day of April, 1979.

Notary Public

My commission expires August 7, 1980.

This instrument prepared by:
GULLETT, STEELE, SANFORD & ROBINSON
230 Fourth Ave., N., Nashville, TN 37219

Address new owners as follows:
Home Federal Savings & Loan
Association of Nashville
230 Fourth Avenue North
Nashville, Tennessee 37219

Send Tax Bills to: Same

Map-Parcel Numbers
25-11-
(18)

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 12th day of April, 1979, by and between GLENN L. LAWRENCE, SUBSTITUTE TRUSTEE, FIRST PARTY, and HOME FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust, dated March 26, 1976 of record in Book 5009, page 726, Register's Office for Davidson County, Tennessee, Roy L. Birdwell, Sr. and wife, Carol S. Birdwell conveyed to Attorneys Title Company, Inc., Trustee, the hereinafter described property to secure the payment of a promissory note in the original principal sum of Forty Four Thousand Nine Hundred and no/100 ($44,900.00) Dollars, and,

WHEREAS, Attorneys Title Company, Inc., Trustee, was unable to act as Trustee under said deed of trust and I was appointed Substitute Trustee by the owner and holder of said note, by an instrument of record in Book 5328, page 816, Register's Office for Davidson County, Tennessee; and,

F.2.6.2.0.7.

IDENTIF. REFERENCE

APR 26 2 47 PM '79
FELIX Z. NELSON, REGISTER
DAVIDSON COUNTY, TENN.

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 note and deed of trust; and,

WHEREAS, pursuant to said notice, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in The Nashville Record on March 22, 1979, March 29, 1979 and April 5, 1979; and,

WHEREAS, First Party did offer said property for sale at the south door of the Court House in Davidson County, Tennessee, on Thursday, April 12, 1979 at 12:00 o'clock noon, Second Party, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of FIFTY ONE THOUSAND THREE HUNDRED EIGHTY THREE AND 97/100 ($51,383.97) DOLLARS, and said sum of said bid having been paid, the receipt therefor is hereby acknowledged.

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

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Highland Heights Acres, as of record in Book 3700, page 97, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Roy L. Birdwell, Sr. and wife, Carol S. Birdwell by deed from Home Federal Savings & Loan Association of Nashville of record in Book 5009, page 724, said Register's Office.

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

And I, Glenn L. Lawrence, 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, its successors 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.

Glenn L. Lawrence

Glenn L. Lawrence, Substitute Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Shirley L. Johnson, a Notary Public in and for said State and County, the within named Glenn L. Lawrence, 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 18th day of April, 1979.

Shirley L. Johnson

Notary Public

My Commission Expires:

10-1-82

SHIRLEY L. JOHNSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5426 PAGE 908

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			51383.97- CO	
			133.64 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 140.14-	
8712A	04/26/79		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 26207.

IDENTIF. REFERENCE

APR 26 2 4 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 679977