Rec'd $8.00 Send bills to

PREPARED BY:
JOHN W. LEWIS,
3rd NATL. BANK BLDG.,
NASHVILLE, TENNESSEE.

FIELD BOOK NO. 19W17410
MAP & PARCEL NO. 82-12-175

BOOK 5445 PAGE 392

JOHN NANNI, SUBSTITUTE TRUSTEE
TO/ D E E D
JACK J. COHEN AND WIFE, BESSIE D. COHEN, AND LEON GILBERT

Whereas by installment deed of record in Book 4107, page 986, Register's Office for Davidson County, Tennessee, L. C. Anderson and wife, Lola B. Anderson, conveyed the hereinafter described property to Louis W. Wells and wife, Mary B. Wells, and

Whereas the said conveyees joined in said installment deed and conveyed said property to Tyree B. Harris, Trustee, with power and authority to act in accordance with the terms and conditions of said installment deed, and

Whereas default occurred in the payment of the note secured in said installment deed, and the said Tyree B. Harris, Trustee, declined to act, and

Whereas, in accordance with the terms of said installment deed, the undersigned John Nanni, Substitute Trustee, was named and appointed as such Substitute Trustee, by the lawful owner and holder of the note of indebtedness, the payment of which is secured by above mentioned installment deed, and

Whereas, said appointment of substitute trustee is of record in Book 5425, page 979, Register's Office for Davidson County, Tennessee, giving full power to execute said trust in accordance with the terms, conditions and provisions set out in said installment deed, and

Whereas, because of default in payment of the note secured in said installment deed, the lawful owner and holder of said note instructed the said John Nanni, Substitute Trustee, to institute proceedings as provided in said installment deed, and

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 5,500.00 Leon Gilbert
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 5th DAY OF June 19 79.
E. Brashears
Deputy Register

FELIX Z. LASCASSAS REGISTER
DAVIDSON COUNTY, TENN.
JUN 5 2 10 PM '79

IDENTIF. REFERENCE

F 3 2 8 7 7

Whereas the said John Nanni, Substitute Trustee, did advertise in accordance with the provisions of said installment deed to sell said property at the south door of the Metropolitan Courthouse at Nashville, Tennessee, on Friday, May 25th, 1979, at twelve o'clock, noon, daylight saving time, and Whereas, at the time and place as named in said advertisement, the said John Nanni, Substitute Trustee, offered the property hereinafter described for sale to the highest bidder for cash, and the highest bid received was that of JACK J. COHEN AND WIFE, BESSIE D. COHEN, AND LEON GILBERT, who bid $ 5500.00

Now, therefore, I, John Nanni, Substitute Trustee, in pursuance of the power and authority contained in said installment deed, and in consideration of the sum of $ 5500.00 paid in cash by JACK J. COHEN AND WIFE, BESSIE D. COHEN AND LEON GILBERT, the receipt of which is hereby acknowledged, do by these presents sell, transfer and convey to JACK J. COHEN AND WIFE, BESSIE D. COHEN AND LEON GILBERT, THEIR heirs and assigns, the following described property in Davidson County, Tennessee:

Being Lot No. 56 on the Plan of Neill S. Brown's Addition to East Nashville, as of record in Book 57, page 50, Register's Office for said County. Said Lot No. 56 fronts 50 feet on the southerly side of of Marina Strdet and runs back between parallel lines, 170 feet to an alley. Being the same property conveyed to Louis W. Wells and wife, Mary B. Wells, by deed from L. C. Anderson and wife, Lola B. Anderson, of record in Book 4107, page 986, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract of land with the appurtenances, estate, title and interest thereto belonging to the said JACK J. COHEN AND WIFE, BESSIE D. COHEN AND LEON GILBERT, THEIR heirs and assigns forever.

I make this conveyance in pursuance of the powers and authority vested in me, as Substitute Trustee, transferring to the said JACK J. COHEN AND WIFE, BESSIE D. COHEN AND LEON GILBERT, THEIR heirs and assigns, the benefit of all warranties as made to me, as Substitute Trustee, in said installment deed, but not further or otherwise.

This conveyance is made subject to all restrictions and all unpaid taxes.

John Nanni

JOHN NANNI, SUBSTITUTE TRUSTEE.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, John Nanni, Substitute Trustee, 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 25th day of May, 1979.

NOTARY PUBLIC

MY COMMISSION EXPIRES 1-18-82

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

RECEIVED OF BOOK 5445 PAGE 394

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

5500.00- CO
14.30 CO TX
.50 PRFEE
4.00 WDEED
CHECK 18.80-
7300A06/05/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-32877

IDENTIF. REFERENCE

JUN 5 2 11 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 688298