Send Tax Bills To:
Jack Cohen etux, &
Eva R. Garfinkle
927 Statehouse Bldg

Map: 93-16
Par: 420 Js

D E E D

31

WHEREAS, Carstella Evans, et ux executed a note and joined in an Installment Deed to secure said note, conveying to Elkin Garfinkle, Trustee, the property hereinafter described. Said deed is of record in Book 3924, Page 77, Register's Office, Davidson County, Tennessee; and

WHEREAS, on June 4, 1979, the holder of the note appointed Robert M. Garfinkle, Substitute Trustee, by instrument of record in Book 5444, Page 623, Register's Office, Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said note and the owner and holder thereof instructed the said Robert M. Garfinkle, Substitute Trustee, to institute foreclosure proceedings as provided in said deed; and

WHEREAS, the said Robert M. Garfinke, Substitute Trustee, did advertise in accordance with the provisions of said deed to sell said property at the South Door of the Courthouse of Nashville, Tennessee, on Thursdays, July 9, 1979, at twelve o'clock noon; and

WHEREAS, at the time and place as named in said advertisement, the said Robert M. Garfinkle, Substitute Trustee, offered the property hereinafter described for sale to the highest bidder for cash, and the highest and best bid received was that of Jack J. Cohen, et ux and Eva R. Garfinkle who bid five hundred dollars.

NOW THEREFORE, I, Robert M. Garfinkle, Substitute Trustee, in pursuance of the power and authority vested in me by said deed and in consideration of the sum of five hundred dollars, paid in cash by Jack J. Cohen, et ux and Eva R. Garfinkle, the receipt of which is hereby acknowledged, do sell, transfer and convey to Jack J. Cohen, et ux and Eva R. Garfinkle, their heirs and assigns, the following ract or parcel of land in Davidson County, Tennessee described as follows:

> Being the easterly 10 feet of Lot No. 6 and the westerly 20 feet of Lot No. 7 of Block "F" on the Plan of Hermitage Addition to Nashville, as of record in Book 57, page 43, Register's Office for said County.
> Said parts of Lots Nos. 6 and 7 front 30 feet on the southerly side of Robertson Avenue and run back between parallel lines 165 feet to an alley.
>
> Being the same property conveyed to Carstelia Evans, et ux by deed from Jack J. Cohen, et ux and Sam Garfinkle of record in Book 3924, Page 77, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract of land with the appurtenances, title and interest thereto belonging to the said Jack J. Cohen, et ux and Eva R. Garfinkle, their heirs and assigns forever.

I make this conveyance in pursuance of the powers vested in me as Trustee, transferring to the said Jack J. Cohen, et ux and Eva R. Garfinkle, their heirs and assigns, the benefit of all warranties as made to me in said deed but not further or otherwise. This conveyance is made subject to all prior liens or encumbrances and restrictions as to building and use and any unpaid taxes.

IN WITNESS OF THE FOREGOING, I have hereunto set my hand at Nashville, Tennessee, this 16th day of July, 1979.

Robert M. Garfinkle
ROBERT M. GARFINKLE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Delone Anderson a Notary Public in and for said County and State, the within named Robert M. Garfinkle, 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 16th day of July, 1979.

Delone Anderson
NOTARY PUBLIC

Commission expires: 8-19-81

This instrument prepared by:

Robert M. Garfinkle
Suite 211, One Commerce Place
Nashville, TN 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 500.00
Robert Garfinkle
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF July 1979.
Deputy Register

F 40735

IDENTIF. REFERENCE

Jul 18 11 54 AM '79

FELIX E. ALSUP III REGISTER
DAVIDSON COUNTY, TENN.

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

BOOK 5467 PAGE 33

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

500.00- CO
1.30 CO TX
.50 PRFEE
6.00 WDEED
CHECK 7.80-
7247A07/18/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.40735

IDENTIF. REFERENCE

JUL 18 11 54 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 697956