Buyer + Tax Bills
Ola Myrea Johnson
Columbia Ave.
Nash. Tenn.

BOOK 5478 PAGE 62

This instrument prepared by:

Graham B. Boyce, Attorney
2300 Hillsboro Road
Nashville, Tennessee 37212

TRUSTEE'S SALE

This Deed made and entered into this 3rd day of August, 1979 by and between GRAHAM B. BOYCE, Substitute Trustee, under an appointment of record in Book 5460, page 271, Register's Office for Davidson County, Tennessee, Party of the First Part, Ola Myrea Johnson, a widow, Party of the Second Part,

WITNESSETH:

WHEREAS, by deed of trust dated December 9, 1977, of record in Book 4978, Page 66, Register's Office for Davidson County, Tennessee, Aley Mae Smith and husband, Willie L. Smith conveyed the property described therein to Caesar E. Urrutia, Trustee, to secure the payment of a note in the principal sum of Three Thousand Sixty-four and 00/100 ($3,064.00) Dollars; and

WHEREAS, default having been made in the payment of said note and the holder thereof having directed the First Party, as Substitute Trustee, to sell said property as provided by said deed of trust, the First Party did on the 12th day of July, 1979 and by two weekly notices thereafter, advertise in a newspaper of general circulation in Davidson County, Tennessee, being the NASHVILLE RECORD, said property to be sold on the 3rd day of August, 1979, and pursuant to said notice, on that day at the hour of 12 o'clock noon, the First Party did offer said property for sale at the south door of the Courthouse at Davidson County, Tennessee, and sold said property to Ola Myrea Johnson, a widow, at a price of Twenty-five Hundred and 00/100 ($2,500.00) Dollars, this being the highest, last and best bid, said sale being subject to any and all unpaid taxes and demolition lien of record in Book 5105, Page 520, Register's Office of Davidson County, Tennessee.

NOW, THEREFORE, the First Party has this day bargained and sold and does hereby sell, transfer and convey unto the Second Party, her heirs and

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 2500.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 7th DAY OF Aug 19 79
Deputy Register

assigns, the real estate located in Davidson County, Tennessee, more particularly described as follows:

> Land in Davidson County, being Lot No. 8 of Block 17 on the Plan of Charlotte Park Company's 2nd Addition to Nashville, as of record in Book 57, pages 160 and 161, of the Register's Office for said County.
>
> Said Lot No. 8 fronts 50 feet on the Northerly side of Elkins Avenue and runs back between parallel lines 150 feet to an alley.
>
> Being the same property conveyed to Aley Mae Smith and husband Willie L. Smith by deed from Caesar E. Urrutia, of record in Book 4978, Page 63, Register's Office for Davidson County, Tennessee

TO HAVE AND TO HOLD, the same together with all improvements thereon, to the Party of the Second Part, her heirs and assigns, in fee simple forever, and in bar of all rights of equity of redemption.

The First Party, as Substitute Trustee, does hereby transfer, assign and set over to the Second Party all of the covenants and warranties contained in the deed of trust referred to above and does hereby warrant the title as fully as he is authorized to do as Trustee, but no further or otherwise.

WITNESS the signature of the First Party on this the day and date first above written.

IDENTIF. REFERENCE
AUG 7 10 49 AM '79
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

F. 4.4.6 J.O.

Graham B. Boyce, Substitute Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Carolyn Bowman, a Notary Public in and for said County and State, the within named GRAHAM B. BOYCE, 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 the 8th day of March, 1974.

NOTARY PUBLIC

My Commission Expire:

May 7, 1980

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

BOOK 5478 PAGE 64

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
			2500.00- CO	
			6.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	13.00-
2159A	08/07/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 4 4 6 I. O.

T
IDENTIF. REFERENCE

AUG 7 10 49 AM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 702726