Tennessee

9020 01/24 15.60- CHECK

BOOK 5559 PAGE 81

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 18, 1965, and recorded in Book 3872, Page 650 in the Register's Office of Davidson County, Tennessee, Phillip G. Buckner and wife, Dorothea Louise Buckner, conveyed to Percy Wilkins, Jr., Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 5424, Page 602 in the Register's Office of said County; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on the 27th day of July, 1979, at the main (south) door of the Courthouse of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale William C. McCullough and wife, Araminta M. McCullough and Talton T. Williams and wife, Marie G. Williams whose address is 7 Long Valley Rd, Brentwood, TN 37027 being the highest and best bidder, became the purchaser of said property at and for the sum of Three Thousand Five Hundred and No/100-------($3,500.00)---------- Dollars; and,

WHEREAS, the purchaser, ~~being the holder of the indebtedness,~~ has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the amount of their bid ~~the balance being applied upon said indebtedness for which property was sold~~.

NOW, THEREFORE, in consideration of the premises and the payment by William C. McCullough and wife, Araminta M. McCullough and Talton T. Williams and wife, Marie G. Williams of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said William C. McCullough and wife, Araminta M. McCullough, as tenants by the entirety and jointly as a tenant in* the property above mentioned and now further described as being in, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plan of Sadler Place, as of record in Book 332, Page 31, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 50 feet on the southerly side of Leafland Place and runs back between parallel lines with the easterly margin of Oakland Avenue 165 feet to an alley.

*common with Talton T. Williams and wife, Marie G. Williams, as tenants by the entirety and the other tenant in common, each of the tenants in common having an undivided one-half interest in and to

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 3500.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF January 19 80
Deputy Register

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto William C. McCullough and wife, Araminta M. McCullough and Talton T. Williams and wife, Marie G. Williams so that the title** to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Publication Expense	$ 135.00
Title Reference	
Notary Fee	
Attorney's Fees and Trustee's Fees	481.89
Recording fee for Substitution of Trustee	4.00
Credit on Note	2,879.11
	$3,500.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 27th day of July, 19 79.

Arnold M. Weiss Substitute Trustee

ARNOLD M. WEISS, Substitute Trustee

7361 5

TITLE REFERENCE
JAN 11 09 AM '80
REGISTER SHELBY COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 27th day of July, 19 79, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

Paula J. Hamble
Notary Public

My commission expires:

My Commission Expires July 28, 1982

State Tax $
Clerk's Fee $
TOTAL $

Paid _____
Deputy County Court Clerk

* to the aforesaid real estate shall be
ested in William C. McCullough and wife,
raminta M. McCullough, as one tenant in
ommon and Talton T. Williams and wife,
arie G. Williams, as the other tenant in
ommon

PROPERTY ADDRESS
325 Leafland Avenue
Nashville, TN
AGENCY RESPONSIBLE FOR
PAYMENT OF TAXES
William McCullough
7 Long Valley Rd.
Brentwood, Tennessee 37027

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5559 PAGE 83

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

3500.00- CO
9.10 CO TX
.50 PRFEE
6.00 WDEED
CHECK 15.60-
9020A01/24/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 73615

IDENTIFICATION REFERENCE

JAN 24 11 09 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 738475