Buyer + TAX BILLS:
Williams-McCullough
4709 Darlington Ct.
Nashville, Tenn. 37211

map + parcel

BOOK 5580 PAGE 885

71-11-261 LR

TRUSTEE'S DEED

This deed, made and entered into on this the 11th day of March, 1980, by and between E. L. EDWARDS, JR., TRUSTEE, party of the first part and TALTON T. WILLIAMS and wife, MARIE G. WILLIAMS, and ARAMINTA M. MCCULLOUGH, parties of the second part, all parties being residents of Davidson County, Tennessee:

WITNESSETH:

WHEREAS in an Installment Deed, Almond Nance conveyed to E. L. Edwards, Jr., Trustee, the property hereinafter described, and in said Installment deed a lien was created according to the terms, conditions and limitations of said Installment Deed to which reference is hereby made, which was dated July 25, 1978, and was recorded in Book 5315, Page 694, Register's Office for Davidson County, Tennessee; and

WHEREAS, the indebtedness thereby secured being over due and unpaid, and the owner and holder of the said indebtedness having called upon the said Trustee to foreclose said lien in said Installment Deed, the said Trustee, after ten (10) days' notice by registered mail to the purchaser of the property, the said Almond Nance, the same being by certified mail number 746591, and thereafter, the said Trustee after due advertisement in the Nashville Record of Davidson County, Tennessee, as required by law and the terms of the Installment Deed, offered said land for sale at the front door of the courthouse on the 11th day of March, 1980, and among those present at said sale were L. Kenneth Johnson, Andrew Rugg, Robert Spann, Gary Hollingsworth, J. H. Mangum, Talton T. Williams, Marie G. Williams, and Araminta M. McCullough, when and where TALTON T. WILLIAMS and wife, MARIE G. WILLIAMS, and ARAMINTA M. MCCULLOUGH, became the last and highest bidders at the price of TEN THOUSAND, TWENTY-FIVE AND NO/100 DOLLARS ($10,025.00).

NOW, THEREFORE, the said E. L. Edwards, Jr., Trustee acting as aforesaid, in consideration of the premises and of the said TEN THOUSAND, TWENTY-FIVE AND NO/100 DOLLARS ($10,025.00), to him in hand paid, has bargained and sold and by these presents does bargain, sell and convey unto the said TALTON T. WILLIAMS and wife, MARIE G. WILLIAMS, a one/half (1/2) undivided interest in and to the following described tract or parcel of land, and to the said ARAMINTA M. MCCULLOUGH, a one/half (1/2) undivided interest in and to the following described tract or parcel of land, their heirs and assigned, the land sold aforesaid, the

CHECK
03/20 32.50

This instrument prepared by:
JOHNSON & EDWARDS
Attorneys-at-Law
600 Stahlman Building
Nashville, Tennessee

same lying and being in the County of Davidson, State of Tennessee, and more particularly described and bounded as follows:

BEING Lots Nos. 62 and 63 on the plat of the Highland Land Company's Subdivision, as of record in Book 421, Page 14, Register's Office Davidson County, Tennessee.
SAID Lots Nos. 62 and 63 front 25 feet each on the easterly side of Stainback Avenue and run back between parallel lines 175 feet to an alley.
BEING the same property conveyed Almond Nance by Installment Deed from Lennis Rose Johnson et vir, L. Kenneth Johnson, of record in Book 5315, Page 694, Register's Office Davidson County, Tennessee.

TO HAVE AND TO HOLD, said lands and premises, together with all privileges and appurtenances thereunto belonging to TALTON T. WILLIAMS and wife, MARIE G. WILLIAMS, a one/half (1/2) undivided interest, and ARAMINTA M. MCCULLOUGH, a one/half (1/2) undivided interest, their heirs and assigns, in as full and ample a manner as the Trustee has power to convey the same. This property is conveyed subject to all liens and taxes apparent and of record.

IN TESTIMONY WHEREOF, I, the said E. L. EDWARDS, JR., acting as Trustee, as herein above stated, has hereunto set his signature the day and year first above written.

E. L. EDWARDS, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, E. L. EDWARDS, JR., acting as Trustee, the within named 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 office, this the 11th day of March, 1980.

NOTARY PUBLIC

My commission expires: 7/18/82.

TRUSTEE'S SALE

Default having been made in the terms, conditions and payments as provided for in a certain Installment Deed executed by ALMOND NANCE to E. L. Edwards, Jr., Trustee, dated the 25th day of July, 1978, and recorded in Book 5315, Page 694, Register's Office Davidson County, Tennessee, to secure the indebtedness therein described and said installment deed indebtedness being due and unpaid, the whole thereof having been declared due and payable as provided in said Installment Deed, notice is hereby given that I, E. L. EDWARDS, JR., TRUSTEE, under the power and authority vested in me by said Installment Deed and having been so requested to so by the lawful holder and owner of said indebtedness will on the 11th day of March, 1980 at 12:00 o'clock Noon, at the South door of the Courthouse in Davidson County, Tennessee, sell at public outcry to the highest bidder for cash and free from the equity of redemption, homestead, dower and all other exemptions of every kind, all of which are expressly waived in said Installment Deed, the following land:

BEING Lots Nos. 62 and 63 on the plat of the Highland Land Company's subdivision, as of record in Book 421, Page 14, Register's Office Davidson County, Tennessee.

SAID Lots Nos. 62 and 63 front 25 feet each on the easterly side of Stainback Avenue and run back between parallel lines 175 feet to an alley, being the same property conveyed to T. I. Albright et ux by deed of Veco Linder et ux of record in Book 1079, Page 512, R.O.D.C., Tn.; and to Thomas Irvin Albright, Jr., by warranty deed from Bertha Leach Cornwell, formerly Bertha Leah Albright, of record in Book 1285, Page 313, R.O.D.C., Tn.; and being the same property conveyed Lennis Rose Johnson by deed from Joan Martin Scudder et vir, of record in Book 5149, Page 929, R.O.D.C., Tn.

BEING the same property conveyed Almond Nance by deed from Lennis Rose Johnson, et vir, of record in Book 5315, Page 694, R.O.D.C., Tn.

Said sale is subject to all unpaid taxes which are a lien on said property on the date of sale, and to all other restrictions, easements and encumbrances which are of record or may effect title to the said premises.

This the 11th day of February, 1980.
E. L. EDWARDS, JR., Trustee, JOHNSON & EDWARDS, 600 Stahlman Building Nashville, TN. 37201, 256-2197
Insertion Dates: Feb. 14, 21, 28, 1980
Ad No. 2311

This instrument prepared by:
JOHNSON & EDWARDS
Attorneys-at-Law
600 Stahlman Building
Nashville, Tennessee 37201

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.
MAR 20 12 46 PM '80
F 8 1 4 4 0
BUSH
IDENTIF. REFERENCE

The actual consideration for this transfer or value of property (whichever is greater) is $ 10,025.00. This is equal to or greater than the property would bring at a

Sworn to and subscribed before me this 11th day of March, 1980

NOTARY PUBLIC
My commission expires: 7-18-82

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5580 PAGE 887

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

10025.00- CO
26.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 32.50-
8968A03/20/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-81440

IDENTIF. REFERENCE

MAR 20 12 46 PM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 748064