Prepared By: BONE & WOODS
Tenth Floor
United American Bank Building
Nashville, Tennessee 37219

Address New Owner:
United American Bank of Nashville
200 Fourth Avenue, North
Nashville, Tennessee 37219

Send Tax Statements to:
United American Bank of Nashville
200 Fourth Avenue, North
Nashville, Tennessee 37219

Map and Parcel No.
113/146

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TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments, made and provided for in a Deed of Trust dated October 28, 1977, executed by William T. Anderson and wife, Sharon E. Anderson and Sara P. Busch to Richard Ashworth, Trustee, of record in Book 5215, Page 878, and as amended by a deed of trust dated November 1, 1978 of record in Book 5315, page 1 and by a deed of trust dated November 1, 1978 of record in Book 5362, page 248, Register's Office for Davidson County, Tennessee, and Sam J. McAllester, III was appointed substitute trustee by instruments of record in Book 5603, Page 40, and Book 5603, Page 42, Register's Office for Davidson County, Tennessee, and the entire indebtedness was declared due and payable, and payment not having been made as demanded, and having been requested so to do by the lawful holder and owner of the indebtedness secured by said Deed of Trust, I, Sam J. McAllester, III, Substitute Trustee, caused said real estate to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 o'clock Noon, Tuesday, September 16, 1980, at the front door of the Metropolitan Davidson County Courthouse, Nashville, Tennessee, to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower, and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims, and unpaid taxes that might be a lien against the property, which may be a lien against said property, I, Sam J. McAllester, III, Substitute Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of One Hundred Thirty Five Thousand Dollars ($135,000), by United American Bank of Nashville, and said property was knocked off and sold to United American Bank of Nashville.

NOW, THEREFORE, in consideration of the premises and the sum of One Hundred Thirty Five Thousand Dollars ($135,000) cash in hand paid by United American Bank of Nashville, I, Sam J. McAllester, III, Substitute Trustee, have this day bargained and sold and by these presents do transfer and convey to its heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

A tract or parcel of land in the 8th Civil District of Davidson County, Tennessee, described according to a survey by Ralph Lambert & Son, Surveyors, dated July 24, 1976, as follows: BOOK 5653 PAGE 544

Beginning at an iron pin in an old stump in the center of a hollow on the southerly side of a branch, said point being a corner to the original Lonnie Allison property and the southeast corner of W.T. Hows; thence with Hows' southerly line N 75° W 144.0' to an iron spike in the center of Buffalo Road, said point being in the original northerly line of the Allison property; thence S 5° 24' E 50.0' to a point in the center of said road, the same being the northwest corner of a 17.09 acre tract off the Lonnie Allison property; thence with the northerly line of the said 17.09 acre tract for the next three calls; S 75° E 144.0' to an iron pin on the southerly side of a hollow; thence up the hollow and branch N 60° 39' E 594.13' to an iron pin in the center of said hollow and branch; thence continuing up said hollow and branch N 73° 19' 26" E 998.28' past the head of said hollow to a concrete monument in an old fence line the same being a point in the westerly line of the Moose Lodge property; thence with the westerly line of the said Lodge property and old fence line N 1° 23' E 214.4' to an iron pin, Joe Eades' southeast corner, the same being the original northeast corner of the said Allison property; thence along the original northerly line of the said Allison property and Joe Eades' southerly line N 80° W to an iron pin; corner to W. T. How; thence with Hows S 16° W 700.0' to an iron pin, S 79° W 418.5' to an iron pin, S 10° E 427.7' to the point of beginning, containing 10.55, more or less, acres.

Being the same property conveyed to William Thomas Anderson and wife, Sharon Elizabeth Anderson, and Sara P. Busch, by deed from J.D. Allison, et al, the heirs at law of Lonnie Allison, Jr., deceased, of record in Book 5189, page 441, Register's Office for Davidson County, Tennessee, and by deed from R.E. Worrall, County Court Clerk, of record in Book 5256, page 183, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to United American Bank of Nashville, its heirs and assigns, forever.

And I covenant with the said United American Bank of Nashville, that I am lawfully seized and possessed of said real estate as Substitute Trustee only, and by the terms of the above mentioned Deed of Trust, have a good right to sell and convey the same, and that the same is unencumbered, except for any and all mortgages, liens, claims and unpaid taxes that may be a lien against the said real estate.

I further convenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to United American Bank of Nashville, its heirs and assigns, against the lawful claims of any persons claiming by or through me as Trustee, but no further or otherwise; it being my intention only to convey to Grantee no greater title in the subject real estate than I received as Trustee.

Witness my hand this 16th day of September, 1980.

SAM J. McALLESTER, III,
Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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Personally appeared before me, Renee D Gentry, a Notary Public in and for the State and County aforesaid, Sam J. McAllester, III, Substitute Trustee, with whom I am personally acquainted, the within named bargainor, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 16th day of September, 1980.

Renee D Gentry
NOTARY PUBLIC

My Commission Expires: 10-17-82

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $135,000.

Sam J. McAllester III
AFFIANT

Subscribed and sworn to

before me this 16th day

of September, 1980.

Renee D Gentry
NOTARY PUBLIC

My Commission Expires: 10-17-82

RUSH

G 0 8 6 9 9

IDENTIF. REFERENCE

Sep 19 12 04 PM '80

FELIX A. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

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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

135000.00- CO
351.00 CO TX
.50 PRFEE
9.00 MDEED
CHECK 360.50-
3427A09/15/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

608699

IDENTIF. REFERENCE

SEP 19 12 04 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 781249