Please Return to:
Paul R. White
Post Office Box 2704
Nashville, Tennessee 37219

This Instrument Prepared By:
Paul R. White
Post Office Box 2704
Nashville, Tennessee 37219

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| THIRD NATIONAL BANK IN NASHVL.<br>Atten: Donald L. Phillips<br>(NAME)<br>201 FOURTH AVENUE NORTH<br>(STREET ADDRESS OR ROUTE NUMBER)<br>NASHVILLE, 37244 TENN.<br>(CITY) (P. O. ZONE) (STATE) | FIDELITY FEDERAL<br>SAVINGS & LOAN ASSOCIATION<br>(NAME)<br>401 UNION STREET<br>(STREET ADDRESS)<br>NASHVILLE 37219 TENNESSEE<br>(CITY) (ZONE) (STATE) | 121-174<br>Field Book No.<br>2D49660 |

TRUSTEE'S DEED

BOOK 5701 PAGE 1

THIS INSTRUMENT, made and entered into this the 12TH day of January, 1981, by and between Paul R. White, Trustee, and Third National Bank in Nashville, hereinafter referred to as "Grantee".

WITNESSETH:

WHEREAS, by Deed of Trust executed on the 27th day of November, 1978, of record in Book 5371, page 879, of the Register's Office of Davidson County, Tennessee, Dwayne Cravens and wife, Joyce H. Cravens, conveyed certain real property to Paul R. White, Trustee, for the purpose of securing the indebtedness described therein; and

WHEREAS, the indebtedness secured by said Deed of Trust was not paid as agreed, but default was made, and, thereupon, at the request of Third National Bank in Nashville, the holder of the said indebtedness, the Trustee did commence foreclosure of said property pursuant to the provisions of said Deed of Trust; and

WHEREAS, on Friday, the 9th day of January, 1981, at 12:00 o'clock noon at the South Front Door of the Metropolitan Courthouse in Nashville, Davidson County, Tennessee, said Trustee offered said real estate for sale subject to all unpaid taxes, if any, which may be of record; restrictive covenants, easements and set back lines, if any, applicable to said property; any and all prior mortgages of record; and in lieu of the equity of redemption as provided in said Deed of Trust, and being cried for a reasonable time, the highest and best bid received was the sum of $39,000.00, from the said Grantee, and said sum was in hand paid and then applied as by said Deed of Trust directed.

File

NOW, THEREFORE, THIS DEED FURTHER WITNESSETH:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transaction is $130,174.78

Subscribed and sworn to before me, this the 15th day of January, 1981.

My commission expires 04-18-82

(Affix Seal)

Donald L. Phillips
Donald L. Phillips, Sr. Vice President
Third National Bank in Nashville

Donna F. Williams
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN.

That for and in consideration of the said Grantee having paid the said Trustee the sum of $39,000.00, the receipt of which is hereby acknowledged, the Trustee has this day bargained and sold and does hereby sell, transfer, and convey unto the said Grantee, its heirs, successors, and assigns, forever, the following described real estate in Davidson County, Tennessee: BOOK 5701 PAGE 2

Land in the 2nd Civil District of Davidson County, Tennessee, being part of Lot No. 1 on the plan of of the heirs of M. Dennison, deceased, as of record in Book 161, page 41, Register's Office for said County.

Said Lot No. 1 begins at a stake in the southerly margin of the Couchville Pike, and at the northwest corner of Lot No. 2 on said plans; thence South 5° West 1,595.65 feet with a fence to an iron pin at the southeasterly corner of said tract; thence North 85° West 592.05 feet with a fence to an iron pin at the southwesterly corner of said tract; thence North 5° East 1,414.60 feet with a fence to an iron pin at a fence corner; thence South 85° East 61.15 feet with a fence to an iron pin in said fence line; thence with an offset in said fence North 83° 10 feet East 11.8 feet to an iron pin in said fence line; thence with said fence South 84° 12 min. East 139.20 feet to a pin in a fence corner; thence North 5° 14 min. East 180.05 feet with a fence to an iron pin set in the southerly margin of Couchville Pike; thence with said margin South 85° East 378.75 feet to the point of beginning and containing 20.806 acres, more or less.

Being the same property conveyed to Dwayne Cravens and wife, Joyce H. Cravens, by deed from Joseph Harold Shankle and wife, Evelyn A. Shankle, of record in Book 4632, page 956, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD, the aforesaid real estate and any improvements thereon unto the said Grantee, its heirs, successors, and assigns, in fee simple, forever, and in bar of all rights of equity of redemption.

And said Trustee does hereby transfer, assign, and set over unto the said Grantee all of its covenants and warranties in the aforesaid Deed of Trust, and does hereby transfer, sell, and convey unto said Grantee every right, title, and interest which he as Trustee holds by virtue of said Deed of Trustee.

WITNESS the signature of the Trustee on this the 12TH day of January, 1981.

BOOK 5701 PAGE 3

Paul R. White

PAUL R. WHITE, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Virginia Daniel, a Notary Public in and for said County and State, the within named Paul R. White, Trustee, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and affixed seal in Nashville, Davidson County, Tennessee, this 12th day of January, 1981.

Virginia Daniel
Notary Public

My Commission Expires:

Jan. 15, 1983

VIRGINIA DANIEL NOTARY PUBLIC DAVIDSON COUNTY

G 2 5 6 9 7

IDENTIF. REFERENCE

JAN 16 12 08 PM '81

FELIX Z. MILLER REGISTER
DAVIDSON COUNTY, TENN.

5273 01/16 346.82- SEAL

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 5701 PAGE 4

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 130174.78- CO | |
| | | | 338.52 CO TX | |
| | | | .50 PRFEE | |
| | | | 9.00 WDEED | |
| | | | CHECK 343.02- | |
| 5273A01/16/81 | | | BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G256697

IDENTIF. REFERENCE

JAN 16 12 08 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 802350