FROM: Stephen C. Baker
TRUSTEE

BOOK 5711 PAGE 842

TO: H. C. Duke

MORTGAGOR: John W. Ray and wife, Estelle M. Ray

Address New Owner as follows: Send Tax Bills to: Map-Parcel No.

H. C. Duke
7435 Lakeview Drive
Nashville, Tennessee 37209

Same

90-8; 62

This instrument prepared by: DEARBORN & EWING, Attorneys, Suite 1200, One Commerce Place, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $11,000.00.

H. C. Duke
Affiant

Subscribed and sworn to before me, this the 13th day of February, 1981.

Ron M. Swee
Notary Public

My Comm. Expires: 1/22/84

NOTARY PUBLIC DAVIDSON COUNTY

TRUSTEE'S DEED

WHEREAS, by deed of trust dated April 4, 1977, of record in Book 5136, page 875, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", John W. Ray and wife, Estelle M. Ray, conveyed to Stephen C. Baker, Trustee, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the owner and holder of the indebtedness directed Stephen C. Baker, Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Stephen C. Baker, Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 12:00 Noon, on February 10, 1981, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, at public outcry, to the highest and best bidder for cash, free from the equity of redemption, homestead and dower, and all other exemptions of every kind, all of which are expressly waived in the Deed of Trust; and the advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on January 15, 22 and 29, 1981; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, H. C. Duke, hereinafter referred to as "Grantee", was the highest and best bidder;

NOW, THEREFORE, the undersigned, Stephen C. Baker, Trustee, pursuant to the bid of Grantee, acknowledges receipt of the sum of Eleven Thousand and No/100 Dollars ($11,000.00), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Grantee, his heirs, successors and assigns, the following described real estate in Davidson County, Tennessee:

02/18 35.10- CHECK

437

Being Lots 52 and 53 of the West Nashville Annex Subdivision as of record in Book 332, page 24, Register's Office for said County.

Said lots front 50 feet each on the easterly side of Annex Avenue and run back between parallel lines 167 feet, more or less, to a 15 foot alley in the rear.

Being the same property conveyed to John W. Ray and wife, Estelle Ray by deed from Burley Johnson and wife, May Johnson, of record in Book 3286, page 346, Register's Office for said County.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever; and Stephen C. Baker, Trustee, does hereby transfer, assign, and set over unto Grantee, all of his right, title and interest in the said property as Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Stephen C. Baker, Trustee, has executed this instrument on this the 10th day of February, 1981.

Stephen C Baker, Trustee
Stephen C. Baker, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Betty R. Rogers, a Notary Public in and for said State and County, the within named Stephen C. Baker, Trustee, 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 office in Nashville, Tennessee, this 10th day of February, 1981.

Betty R. Rogers
Notary Public

My Commission Expires: 4-22-84

RUSH

G.29765

IDENTIF. REFERENCE

FEB 18 12 44 PM '81

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5711 PAGE 844

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
			11000.00-	CO
			28.60	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	35.10-
0437A02/18/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 29765

IDENTIF. REFERENCE

FEB 18 12 44 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 807307