THIS INSTRUMENT PREPARED BY
DOUGLAS R. BERRY
527 TWO MILE PARKWAY
GOODLETTSVILLE, TENN. 37072

BOOK 5796 PAGE 644

Map No. 82-7
Parcel No. 241
Field Book No. 20W 15010

This is improved property at:

513 North 2nd Street
Nashville, Tennessee 37201

SEND TAX BILLS TO:

BILLY G. GREGORY, et al
507 Ewing Drive
Nashville, Tennessee 37207

The actual consideration or value, whichever is greater, for this transfer is $2,000.00

Douglas R. Berry
AFFIANT

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

NOTARY PUBLIC

My Commission Expires: 10/17/82

TRUSTEE'S DEED

Whereas, JOHN W. TORCHIA and wife, BERTHA A. TORCHIA, executed an Installment Deed on the 10th day of March, 1978, which was recorded in Book 5262, page 850, Register's Office for Davidson County, Tennessee, conveying to Douglas R. Berry, Trustee, the hereinafter described property to secure payment to Oliver Shalibo and wife, Suzanne Shalibo, which Installment Deed was assigned to Billy G. Gregory and Finley D. Gregory by assignment dated July 31, 1981, a promissory note fully described in said Installment Deed; and

Whereas default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said Installment Deed, all of said indebtedness has been declared due and collectible, and Billy G. Gregory and Finley D. Gregory, holders of said note have demanded of the Trustee, appointed by an instrument of record in Book 5262, page 850, Register's Office for Davidson County, Tennessee, the foreclosure of said Installment Deed for the purpose of paying said note, interest and costs as therein provided.

Whereas, Douglas R. Berry, as Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Trustee advertised the said real estate as required by the terms of said Installment Deed in the Nashville Record, a newspaper

09/21 14.73- CHECK

8E55

published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on September 9, 1981, at the front door of the Court House in Davidson County, Tennessee, at 12:00 NOON, the said Douglas R. Berry, Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described, for cash and in bar of the equities of redemption, dower, and homestead, as provided in said Installment Deed; when Billy G. Gregory and Finley D. Gregory, being the highest and best bidder, became the purchasers at the price of $2,000.00, and

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, Douglas R. Berry, do hereby sell, transfer and convey as Trustee, unto the said BILLY G. GREGORY and FINLEY D. GREGORY, tenants in common, their heirs and assigns, in bar of the equities of redemption, dower and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining to-wit:

> Being Lot No. 5 on the Map of the Lands of Mrs. Sarah M. Wingo, not of record and described as follows:
>
> Beginning at a point in the easterly margin of North 2nd Street, 185-1/7th feet south of Josephine, formerly Kent Street, at the corner of Lots No. 4 & 5; thence with the line between said lots, easterly 150 feet to the westerly margin of an alley; thence with the margin of said alley, southerly 46-2/7th feet to the corner of Lots No. 5 & 6; thence with the line between said lots westerly 150 feet to the east margin of North 2nd Street; thence with the margin of the same northerly 46-2/7th feet to the beginning.
>
> Being the same property conveyed to John W. Torchia and wife, Bertha A. Torchia by deed from Oliver Shalibo and wife, Suzanne Shalibo, of record in Book 5262, page 850, Register's Office for Davidson County, Tennessee.

To have and to hold the same unto the said Billy G. Gregory and Finley D. Gregory, tenants in common, their heirs and assigns, forever, Douglas R. Berry, covenants as Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the Installment Deed recited that the title thereto was clear, free and unencumbered as of its date; and he will forever warrant the same against the lawful claims of any and all persons holding by, through or under him,but these covenants and warranties are by him as Trustee and not otherwise; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments, and tax liens.

IN WITNESS WHEREOF, Douglas R. Berry, Trustee, has hereunto set his hand on this 18 day of September, 1981.

Douglas R. Berry
TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 18 day of September, 1981, before me personally appeared, Douglas R. Berry, Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes therein contained.

In witness whereof, I have hereunder set my hand and seal at Goodlettsville, Tennessee.

James A. Wilkes
NOTARY PUBLIC

My Commission Expires: October 17, 1982.

NOTARY PUBLIC DAVIDSON COUNTY

660615

IDENTIF. REFERENCE

SEP 21 8 59 AM '81

REGISTER DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5796 PAGE 647

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
			2000.00- CO	
			5.20 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	14.70-
8895A09/21/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G60615

T
IDENTIF. REFERENCE

SEP 21 8 59 AM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 844355