G61889

REO 345
29160

149-6-3
149-6-5
149-6-5

IDENTIF. REFERENCE

SEP 29 4 11 PM '81
REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 5801 PAGE 11

The actual consideration or value, whichever is greater, for this transfer is $ 108,510.90.

Affiant

Subscribed and sworn to before me, this 28th day of September, 1981

Notary Public

My Commission expires October 2, 1982

This instrument prepared by:
GULLETT, SANFORD & ROBINSON
230 Fourth Avenue North
Nashville, Tennessee 37219

Address new owners as follows:
Metropolitan Federal Savings and Loan Association
230 Fourth Avenue North
Nashville, TN 37219

Send Tax Bills to: SAME

Map-Parcel Numbers

TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this 24th day of September, 1981, by and between CHARLES NELSON, JR., TRUSTEE, FIRST PARTY, and METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION, SECOND PARTY,

W I T N E S S E T H:

WHEREAS, by a deed of trust, dated February 26, 1981, of record in Book 5714, page 985, Register's Office for Davidson County, Tennessee, Steve Vandevender Builders, Inc., conveyed to Charles Nelson, Jr., Trustee, the hereinafter described property to secure the payment of a promissory note in the original principal sum of One Hundred Fifty Seven Thousand Eight Hundred Seventy Five and no/100 ($157,875.00) Dollars, and,

WHEREAS, default was made in the payment of said promissory note and the holder directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and,

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440

WHEREAS, pursuant to said notice, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in The Nashville Record on September 3, 1981, September 10, 1981 and September 17, 1981; and,

WHEREAS, First Party did offer said property for sale at the south door of the Court House in Davidson County, Tennessee, on Thursday, September 24, 1981 at 12:00 o'clock noon, Second Party, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of One Hundred Eight Thousand Five Hundred Ten and 90/100 ($108,510.90) Dollars, and said sum of said bid having been paid, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by the presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

TRACT I:
Land in the Second Civil District of Davidson County, Tennessee, being Lots Nos. 48 and 69 on the Plan of Pebble Creek Subdivision, Section V, as of record in Plat Book 5210, page 308, said Register's Office, to which plan reference is hereby made for a more complete description.

TRACT II:
Land in the Second Civil District of Davidson County, Tennessee, being Lot No. 49 on the Plan of Pebble Creek, Section 5-A, as of record in Plat Book 5210, page 309, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Steve Vandevender Builders, Inc., by quitclaim deed from Jack Williams Construction Company, Inc., of record in Book 5714, page 982, said Register's Office and part of the same property conveyed to Steve Vandevender Builders, Inc., by deed from Shelter Development Corporation of record in Book 5653, page 162, said Register's Office.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind.

And I, Charles Nelson, Jr., Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title of said land only as to such title coming through or by me to the said Second Party, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the First Party has hereunto set his signature this the day and date above written.

Charles Nelson, Jr., Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Shirley L. Johnson, a Notary Public in and for said County and State, the within named Charles Nelson, Jr., Trustee, the barganior, 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 Nashville, Tennessee, this 28th day of September, 1981.

Shirley L. Johnson
Notary Public

My Commission Expires:
10-18-81

SHIRLEY L. JOHNSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5801 PAGE 14

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
			100510.50- CO	
			200.10 CO TX	
			.50 PRFEE	
			9.00 MDEED	
			CHECK 291.60-	
0440A 9/25/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G6188

IDENTIFYING REFERENCE

SEP 29 4 11 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 845845