6955 11/06/74 5.00 CHECK

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

Address New Owner:	Send Tax Statements to:	Map and Parcel No.
United American Bank of Nashville 200 Fourth Avenue, North Nashville, Tennessee 37219	United American Bank of Nashville 200 Fourth Avenue, North Nashville, Tennessee 37219	93-11-154

TRUSTEE'S DEED BOOK 5816 PAGE 622

WHEREAS, default was made in the terms, conditions and payments, made and provided for in a Deed of Trust dated January 30, 1981 executed by Charles Douglas Williams to D. Billye Sanders, Trustee, which is recorded in Book 5708, Page 676, Register's Office for Davidson County, Tennessee, and Sam J. McAllester, III was appointed substitute trustee in Book 5775, Page 806, 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, November, 4, 1981, at the front door of the Metropolitan Davidson County Courthouse, Nashville, Davidson County, 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 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 Twenty Five Thousand Dollars ($25,000), 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 Twenty Five Thousand Dollars ($25,000), 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:

TRACT I: Being part of Lot No. 5 in Campbell's Addition to South Nashville, as of record in Book "U", pages 682 and 683, Register's Office for said County according to a survey made by Norris H. Hickerson, Surveyor, October 4, 1952.

Said part of Lot No. 5 fronts 45 feet on the westerly side of Second Avenue, South and runs back between lines with the southerly margin of Elm Street, 143.5 feet to an alley, measuring 44 feet thereon.

TRACT II: Being the northerly 29 feet of Lot No. 6 on the Campbell's South Nashville Plan of Lots, as of record in Book "U", pages 682 and 683, Register's Office for said County.

Said part of Lot No. 6 fronts 29 feet on the westerly side of Second Avenue, South and runs back between parallel lines 143 1/2 feet to an alley.

TRACT III: Being the southerly 31 feet of Lot No. 6 on Campbell's South Nashville Plan of Lots, as of record in Book "U", pages 682 and 683, Register's Office for said County.

Said part of Lot No. 6 fronts 31 feet on the westerly side of 2nd Avenue, South, formerly Market Street, and runs back between parallel lines 143 1/2 feet to an alley.

Being the same property conveyed to Charles Douglas Williams, a single person, by deed from James T. Edwards and wife, Evelyn W. Edwards, and Anne S. Edwards, being one and the same as Annie S. Edwards, of record in Book 5703, page 202, Register's Office for Davidson County, Tennessee.

TRACT IV: Being the northerly half of Lot No. 7 on the Plan of Campbell's South Nashville Lots, as of record in Book "U", pages 682 and 683, Register's Office for said County. Said northerly half of Lot No. 7 fronts 30 feet on the westerly side of 2nd Avenue, South, formerly Market Street, and runs back between parallel lines 143 1/2 feet to an alley.

Being the same property conveyed to Irene Schmitt Williams and Douglas Williams, as equal tenants in common, by deed from J. Ross Cheshire, Jr., Trustee for Ethel Lorene Connor, of record in Book 5695, page 406, Register's Office for Davidson County, Tennessee.

Charles Douglas Williams and Douglas Williams are one and the same person.

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 4th day of November, 1981.

SAM J. McALLESTER, III,
Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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 4th day of November, 1981.

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 $25,000.00.

AFFIANT

Subscribed and sworn to

before me this 4th day

of November, 1981.

NOTARY PUBLIC

My Commission Expires: 10-17-82

RUSH

IDENTIF. REFERENCE

Nov 6 2 56 PM '81

FELIX A. NIXON REGISTER
DAVIDSON COUNTY, TENN.

67257

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

RECEIVED OF _____

FOR _____

BOOK 5816 PAGE 625

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
			25000.00-	CO
			65.00	CO TX
			.50	PRFEE
			9.00	WDEED
			CHECK	74.50-
6995A	11/06/81		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6 7 2 5 7

IDENTIF. REFERENCE

Nov 6 2 56 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 852150