THIS INSTRUMENT PREPARED BY:
HALE & HALE, ATTORNEYS
312 Harpeth Bank Building
Franklin, Tennessee 37064

ADDRESS NEW OWNER:

William T. Jennings
5033 Brevity Lane
Nashville, Tennessee 37220

BOOK 5836 PAGE 1

SEND TAX BILLS:

Same

MAP & PARCEL NO.:

104-12-278
105-14-17
105-14-20

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration or value, whichever is greater, for this transfer is $377,544.49

Douglas S. Hale, Atty.
Affiant

Subscribed and sworn to before me this 30th day of December, 1981

Leesa Franks Dilker
Notary Public

DEED

WHEREAS, by Deed of Trust dated February 2, 1981, of record in Book 5708, page 337, Register's Office for Davidson County, Tennessee, G & S Investments, Inc. conveyed the property hereinafter described to Joseph D. Johnson, Trustee, to secure the payment of the indebtedness therein mentioned and described;

WHEREAS, default was made in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and William T. Jennings and wife, JoAnn Welch Jennings, the lawful owners and holders of said indebtedness, having declared all of the unpaid installments due and payable called upon the undersigned Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property;

WHEREAS, I, Douglas S. Hale, having been appointed Successor Trustee by instrument of record in Book 5823, page 481, said Register's Office, did give notice of the time and place of sale by publication in the Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on December 3, 10 and 17, 1981, respectively;

WHEREAS, pursuant to said notice, I, the undersigned Douglas S. Hale, Successor Trustee, did offer said property for sale at public outcry, to the highest bidder for cash, and in bar of the right of equity of redemption and homestead, on Tuesday, December 29, 1981, at 12:30 P.M., at the main door of the Courthouse in Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale, William T. Jennings and wife, JoAnn Welch Jennings, were the highest and best bidders, the amount of their bid being in the sum of Three Hundred Seventy Seven Thousand Five Hundred Forty Four and 49/100 ($377,544.49) Dollars.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES:

I, Douglas S. Hale, Successor Trustee, have bargained and sold, and by these presents do transfer and convey unto the said William T. Jennings and wife, JoAnn Welch Jennings, their successors and assigns, the following described property in Davidson County, Tennessee, to wit:

(see attached Exhibit for legal Description)

This conveyance is made subject to unpaid taxes.

TO HAVE AND TO HOLD said tracts of land, together with all the appurtenances, estate, title and interest thereto belonging to the said William T. Jennings and wife, JoAnn Welch Jennings, their successors and assigns, forever.

I, Douglas S. Hale, Successor Trustee under the said Deed of Trust of record in Book 5823, page 481, Register's Office for said County, do hereby transfer, assign, and convey unto the said William T. Jennings and wife, JoAnn Welch Jennings, their successors and assigns, all of the right, title and interest in and to said property vested in me, and I have a right to transfer, in as full and ample a manner as I, as Trustee under said Deed of Trust, can or should do but no further or otherwise.

IN WITNESS WHEREOF, the said Douglas S. Hale, Successor Trustee, has hereunto set his hand this 30th day of December 198/.

Douglas S. Hale Attorney and Successor Trustee
Successor Trustee

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, Teresa Franks Talbert, a Notary Public in and for the State and County aforesaid, the within named Douglas S. Hale, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument, as Successor Trustee, for the purposes therein contained.

WITNESS my hand and official seal at office at Franklin, Tennessee, this 30th day of December, 1981.

Teresa Franks Talbert
Notary Public

My commission expires: 4/8/85

IDENTIFICATION REFERENCE

DEC 31 11 34 AM '81

FELIX P. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

G 73774

EXHIBIT A



TRACT I: Being the south one-half of Lot No. 135, on the Map of Belmont Land Company's Plan of Lots called "Belmont Heights" as of record in Book 421, page 34, Register's Office for said County.

Said part of Lot No. 135 fronts 50 feet on the westerly side of Belmont Boulevard, and extends back 175 feet, more or less, on the north line, and 178.8 feet on the south line to a 15 foot alley, on which it measures 50.18 feet.

Being the same property conveyed to G R & S Investments, a Tennessee corporation, by deed from William T. Jennings and wife, JoAnn Welch Jennings, of record in Book 5708, page 327, rerecorded in Book 5721, page 575, Register's Office for Davidson County, Tennessee.

TRACT II: Being part of Lot No. 71 on the Waverly Land Company's Plan of lots, called Waverly Place, as of record in Book 57, page 95, Register's Office for said County, described as follows:

Beginning on the westerly margin of Elliott, formerly Forest Avenue, at the corner of lots Nos. 70 and 71; thence with the line between said two lots, westwardly 200 feet to the easterly margin of an alley; thence with said alley, southwardly 100 feet; thence eastwardly 200 feet, more or less, to the westerly margin of Elliott Avenue; thence with said Avenue, northwardly 200 feet to the beginning.

Being the same property conveyed to G R & S Investments, Inc., a Tennessee corporation, by deed from William T. Jennings and wife, JoAnn Welch Jennings, of record in Book 5721, page 577, Register's Office for Davidson County, Tennessee.

TRACT III: Being the northerly 75 feet of Lot No. 60 on the Plan of Waverly Place, as of record in Book 57, page 95, Register's Office for said County.

Said northerly 75 feet of said Lot No. 60 fronts 75 feet on the eastwardly side of Elliott (formerly Forest) Avenue, and runs back between parallel lines eastwardly 287.5 feet to an alley in the rear, showing 75 feet upon said alley, and the northerly line of said Lot No. 60 in said plan of Waverly Place.

Being the same property conveyed to G R & S Investments, Inc. by deed from William Thomas Jennings and wife, JoAnn Welch Jennings, of record in Book 5708, page 340, rerecorded in Book 5721, page 567, Register's Office for Davidson County, Tennessee.

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

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

RECEIVED OF _____

FOR _____

BOOK 5836 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 |
|---|---|---|---|---|
| | | | | |

377841.43- CO
901.50 CO TX
.50 PRFEE
5.00 ADEED
CHECK 991.00-
5329412/31/81 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 7 3 7 7 4

IDENTIF. REFERENCE

DEC 31 11 34 AM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 860151