THIS INSTRUMENT PREPARED BY: M. NORRIS JENKINS, ATTORNEY AT LAW
4015 Travis Drive, Nashville, TN 37211

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Clive Anderson, Jr., et ux. 1305 - 8th Avenue South Nashville, TN 37203	Same	MAP-105-10 P-222, 223, 224

TRUSTEE'S DEED

BOOK 5842 PAGE 498

WHEREAS, by Deed of Trust executed April 21, 1981, in Nashville, Tennessee, and of record in Book 5736, page 94, Register's Office for Davidson County, Tennessee, the hereinafter described property was conveyed from Kenneth Ray Read and Sylvia H. Read unto M. Norris Jenkins, Trustee, to secure payment of a promissory note of even date therewith as fully described in said Deed of Trust; and

WHEREAS, said Deed of Trust further provides that in the event said note was not paid when due, the Trustee or the lawful holder of such note was authorized to declare the whole of said note due and payable and to sell said real property at auction for cash to the highest bidder free from all rights of the said Kenneth Ray Read and wife, Sylvia H. Read, their heirs, administrators, successors or assigns, and for advertising the time and place of said sale as required by law; and

WHEREAS, default has occurred in the payment of said indebtedness and the whole of same was declared due and payable and notice was given by regular publication in the Nashville Record, a newspaper of general circulation published in Davidson County, Tennessee, that said property would be sold at the main door of the Davidson County Courthouse, in Nashville, Tennessee, on January 14, 1982, at 12:00 Noon to the highest and best bidder for cash free from all of the rights of the said Kenneth Ray Read and wife, Sylvia H. Read, their heirs, administrators, successors and assigns; and

WHEREAS, the sale was conducted at the time and place set out in the advertisement and Clive Anderson, Jr. and wife, Mary J. Anderson were the highest and best bidder for cash, said bid being in the amount of $69,928.72;

NOW, THEREFORE, I, M. Norris Jenkins, Trustee, by virtue of the authority vested in me and pursuant to the terms of said Deed of Trust, have this day bargained and sold and do by these presents hereby transfer and convey to Clive Anderson, Jr. and wife, Mary J. Anderson to have and to hold to it and to their successors and assigns forever and free from the rights of the said Kenneth Ray Read and wife, Sylvia H. Read, their

successors, assigns, heirs and administrators, land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot Nos. 10, 11, 12, and 13, on the Map of C. S. Caldwell's Second Roycroft Subdivision of record in Book 421 page 176, Register's Office for said County, and more particularly described according to an unrecorded survey by G. Barry Greer, July 12, 1972, as follows:

Lot No. 10 Beginning at a point South 88° 21' East 142.84 feet from a nail in the corner of a stone pillar at the northeast corner of the intersection of 8th Avenue South and Benton Avenue; thence North 4° 30' East 150.61 feet to a railroad spike at the intersection of an alley; thence along the alley South 86° 7' East 50 feet to an iron pin; thence South 4° 32' West along a fence and tree row 148.68 feet to an iron pin; thence along the back of the sidewalk 50.0 feet to the point of the beginning.

Lot No. 11 Beginning at a nail in the corner of a stone pillar at the Northeast corner of Benton Avenue and 8th Avenue South; thence South 88° 21' East 142.84 feet to the corner of Lot No. 10; thence North 4° 30' East 51.0 feet to an iron; thence North 87° 50' West 151.28 feet to the point at the back of the sidewalk on the easterly side of 8th Avenue South; thence along the curve of the sidewalk 52.5 feet to the point of beginning.

Lot No. 12 Beginning at the Northwest corner of Lot No. 11; thence South 87° 50' East 141.28 feet to an iron pin; thence along the western margin of an alley North 4° 30' East 50 feet to an iron pin; thence North 86° 27' West 143.75 feet to an iron pin; thence along the sidewalk 1° 29' West 53.45 feet to the point of beginning.

Lot No. 13 Beginning at the Northwest corner of Lot No. 12 South 86° 27' East 143.75 feet to an iron pin; thence along the westerly margin of an alley North 4° 30' East 60 feet to an iron pin; thence North 86° 28' West 147.15 feet to the center of a stone pillar; thence along the sidewalk South 1° 29' West 60 feet to the point of beginning.

It is the intention and purpose of the above named Trustee to convey the above described property with all of the covenants and warranties which he is authorized to make as such Trustee, but it is expressly understood and agreed that all of such warranties and covenants are made by him as Trustee and not individually.

IN WITNESS WHEREOF, I, M. Norris Jenkins, Trustee, have executed this deed of conveyance this 15th day of January, 1982, by subscribing hereto my official signature at Nashville, Tennessee.

M. NORRIS JENKINS

TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 5842 PAGE 500

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, M. Norris Jenkins, Trustee, the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument of conveyance for the purposes contained therein.

Sworn to and subscribed before me this 15th day of January, 1982.

My Commission Expires:
3-20-85

Phyllis Keenan
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $69,928.72, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

M. Norris Jenkins
AFFIANT

Sworn to and subscribed before me this 15th day of January, 1982.

My Commission Expires:
3-20-85

Phyllis Keenan
NOTARY PUBLIC

RUSH

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.
JAN 19 | 50 PM '82

IDENTIFICATION REFERENCE

G 7.6 1.7.4.

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

RECEIVED OF _____

FOR _____

BOOK 5842 PAGE 501

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
			69928.72- CO	
			181.74 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 191.24-	
			8268A01/19/82 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 7.6 1:7.4

IDENTIF. REFERENCE

JAN 19 1 50 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 862972