Map - Parcel Nos.
82-5
20

SEND TAX BILLS TO:
Calvin A. Buchman
The Regency Company
Parkview Towers
Nashville, Tennessee

THIS INSTRUMENT PREPARED BY:
Frank G. Friedman, Attorney
211 Printers Alley Building
Nashville, Tennessee 37201

SUBSTITUTE TRUSTEE'S DEED

BOOK 5862 PAGE 797

WHEREAS, on the 12th day of March, 1973, Robert Hogue and wife Mable Hogue executed a Installment Deed conveying to Leon Ruben, Trustee, certain land to secure a note in the amount of $2,501.00, payable to Calvin A. Buchman and wife Libby Buchman, Morris Kraft and wife Reba Kraft, and Maxie Biener and wife Goldie Biener, as fully set forth in said Installment Deed which is of record in the Register's Office for Davidson County, Tennessee, in Book 4745, page 120, to which reference is hereby made, and,

WHEREAS, the said Leon Ruben, declined to serve as Trustee, and thereafter Frank G. Friedman, was named Substitute Trustee by instrument of record in Book 5817, page 89, Register's Office for Davidson County, Tennessee; and

WHEREAS, Frank G. Friedman, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the power vested in him as such Substitute Trustee in said Installment Deed, advertised the said real estate as required by law and by the terms of said Installment Deed by giving twenty (20) days notice by three successive publications, namely: December 17, 1981, December 24, 1981 and December 31, 1981, in the Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Installment Deed, and

PURSUANT to said advertisement, on January 10, 1982 at 12:00 noon at the South Door of the Courthouse in Davidson County, Tennessee, he as such Substitute 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 hereinabove mentioned equity of redemption as provided in said Installment Deed, but subject to any and all unpaid taxes.

Therefore, Calvin A. Buchman, Trustee, submitted the highest and best bid in the amount of $1,468.76.

NOW THEREFORE, in consideration of the premises, Frank G. Friedman, Substitute Trustee, does hereby sell, transfer and convey to Calvin A. Buchman, Trustee, his successors and assigns in fee simple, and in bar of all equities above

mentioned the following described real property to wit:

> Being the northerly 18 feet of Lot No. 67 and the southerly 14 feet of Lot No. 68 in D. T. McGavock' addition to Nashville, called "D.T. McGavock's plan 7, Register's Office for said County. Said northerly part of Lot No. 67 and the southerly part of Lot No. 68 front together 32 feet on the westerly side of 4th Avenue, North, formerly Cherry Street, and run back between parrallel lines 174 feet to an alley.
>
> Being the same property conveyed to Calvin A. Buchman, Morris Kraft, and Maxie Biener from Emma Teague and Nannie Wilson of record in Book 4076, page 102 Register's Office Davidson County, Tennessee.

Frank G. Friedman, Substitute Trustee, conveys to Calvin A. Buchman, Trustee, all the rights conveyed to him, as said Substitute Trustee, in said Installment Deed, and including such covenants and warranties as he, as such Substitute Trustee, may lawfully make, all his actions in the premises being solely as Trustee and not otherwise, under the power vested in him said Installment Deed hereinabove referred to and not as an individual.

WITNESS my hand at Nashville, Tennessee, this 17th day of March, 1982.

Frank G. Friedman Substitute Trustee

FRANK G. FRIEDMAN, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank G. Friedman, Trustee, bargainor, with whom I am personally acquainted, and who acknowledges that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee this 17th day of March, 1982.

Deborah L Nash

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $1,468.76.

AFFIANT

Subscribed and sworn to before me this 17th day of March, 1982.

Deborah L Nash

Notary Public

My Commission Expires: 4-17-83

RUSH

IDENTIF. REFERENCE

Mar 17 | 11 PM '82

FELIX Z. WILSON ET REGISTER
DAVIDSON COUNTY, TENN.

68358 1

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5862 PAGE 799

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
			1466.76- CO	
			3.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	10.40-
7414A03/17/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 8 3 5 8 1

IDENTIF. REFERENCE

MAR 17 1 11 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 871748