This Instrument
Prepared by:

Dan R. Alexander
1210 8th Avenue So.
Nashville, TN 37203

FROM: Dan R. Alexander, Substitute Trustee

TO: Herbert Nesbitt

SUBSTITUTE TRUSTEE'S DEED

BOOK 5915 PAGE 833

Address/New Owner	Send Tax Bills To:	MAP/Par
HERBERT NESBITT	same	2W 14110
1814 Jefferson Street Nashville, Tenn. 37208	same	81-12-291

WHEREAS, by Deed of Trust dated July 30, 1980, of record in Book 5667, Page 234, Register's Office of Davidson County, Tennessee, Landlord Properties Inc. by and through its president, Thomas H. Williams, conveyed to Morris Levine, Trustee, the hereinafter described real estate, to secure a note of even date therewith, which note is fully described in said Deed of Trust and,

WHEREAS, default having occurred in the payment of said note, and in accordance with the terms of said note and deed of trust, the holder thereof declared the entire indebtedness due and owing; and,

WHEREAS, the owner and holder of the said indebtedness duly appointed Dan R. Alexander substitute trustee in an instrument recorded in the Register's Office of Davidson County, Tennessee in Book 5898, page 380, and,

WHEREAS, the owner and holder of the said indebtedness directed the said Dan R. Alexander, Substitute Trustee, to sell the said property described in the deed of trust, and in accordance with the terms thereof and pursuant to said direction, Dan R. Alexander, Substitute Trustee, did advertise the said property for sale as provided in said deed of trust and note, and the said property was advertised to be sold at 12:00 Noon at the south door of the Davidson County, Tennessee Courthouse on the 19th day of July 1982 at public outcry to the highest and best bidder for cash , free from the equity of redemption, homestead and dower, and all other exemptions which are expressly waived in the deed of trust; and the said advertisement for sale was duly circulated and published in the Nashville Record, a newspaper of general circulation in Nashville, Davidson County, Tennessee on June 24, 1982, July 1, 1982, and July 8, 1982; and,

WHEREAS, at the time and place of said sale, and upon said property being offered under the terms hereinabove set forth, Herbert Nesbitt, the owner and holder of said note, was the highest and best bidder.

NOW THEREFORE, the undersigned, Dan R. Alexander, Substitute trustee pursuant to the bid of Herbert Nesbitt, acknowledges receipt of the sum of $5,500.00 five thousand five hundred dollars which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Herbert Nesbitt, his heirs and assigns, the following described real estate in Davidson County, Tennessee:

Being Lot No. 261 on the Plan of McGavock, Wetmore and others First Addition, called the town of McGavock, as of record in Book 21, page 23, Register's Office for Davidson County, TN

Said Lot No. 261 fronts 50 feet on the westerly side of 10th Avenue, North, formerly Polk Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Herbert Nesbitt and Willie T. Nesbitt, by deed from James E. Gleen and wife, Mary L Gleen of record in Book 4718, page 651, Registers Office for Davidson COunty, TN. Being the same property conveyed by Herbert Nesbitt and William T. Nesbitt to Landlord Properties Inc. of record in Book 5667, page 234 Register's Office Davidson County, Tennessee.

1519 This being improved property bearing the street address of ~~1619~~ 10th Avenue North, Nashville, Tennessee 37208

TO HAVE AND TO HOLD the said tract and/or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Herbert Nesbitt, his heirs and assigns forever; and Dan R. Alexander, Substitute Trustee does hereby transfer, assign and set over unto Herbert Nesbitt, all of the covenants and warranties contained in the aforesaid deed of trust.

IN WITNESS WHEREOF, the said Dan R. Alexander, Substitute Trustee, has executed this instrument on this 20th day of July, 1982.

Dan R. Alexander, Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Harold B Wright a Notary Public in and for said County and State, the within named Dan R. Alexander, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein.

My Commission Expires: OCT - 21 - 1984

NOTARY PUBLIC

HAROLD B. WRIGHT NOTARY PUBLIC DAVIDSON COUNTY, TENN.

State Of TENNESSEE)
County of Davidson)

The actual consideration or value, whichever is greater for this transfer $5,500.00

Affiant

My Commission Expires: OCT - 21 - 1984

Notary Public

HAROLD B. WRIGHT NOTARY PUBLIC DAVIDSON COUNTY, TENN.

H 0 1 4 2 4

IDENTIF. REFERENCE

JUL 27 12 59 PM '82

FEE $ REGISTER DAVIDSON COUNTY, TN

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

RECEIVED OF BOOK 5915 PAGE 835

FOR

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
			5500.00- CO	
			14.30 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	20.30-
			0069A07/27/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 0 1 4 2 4

IDENTIF. REFERENCE

JUL 27 1 08 PM '82

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 893556