4542 88

FROM: Marc T. McNamee
SUBSTITUTE TRUSTEE

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TO: Commerce Union Bank

MORTGAGOR: Mary A. Brown

10/18 32.50- CHECK

Address New Owner as follows:
Commerce Union Bank
One Commerce Place
Nashville, TN 37219

Send Tax Bills to: Same

Map-Parcel No. 91-13, 166

This instrument prepared by: DEARBORN & EWING, Attorneys, Suite 1200, One Commerce Place, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $10,000.00.

James Michael Newbill
Affiant Banking Officer

Subscribed and sworn to before me, this the 14 day of October, 1982.

Betty R. Parker
Notary Public

My Comm. Expires: 1-22-84

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated June 29, 1979, of record in Book 5460, page 651, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", Mary A. Brown conveyed to John R. Adams, Trustee, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record in Book 5928, page 924, Register's Office for Davidson County, Tennessee, appointed Marc T. McNamee, Substitute Trustee, in the place and stead of John R. Adams, Trustee; and

WHEREAS, the owner and holder of the indebtedness directed Marc T. McNamee, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Marc T. McNamee, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 12:00 Noon, on October 8, 1982, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, at public outcry, to the highest and best bidder for cash, free from the equity of redemption, homestead and dower, and all other exemptions of every kind, all of which are expressly waived in the Deed of Trust; and the advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on September 16, 23 and 30, 1982; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Commerce Union Bank, acting through its agent, James Michael Newbill, was the highest and best bidder;

NOW, THEREFORE, the undersigned, Marc T. McNamee, Substitute Trustee, pursuant to the bid of Commerce Union Bank, acknowledges

receipt of the sum of Six Thousand Five Hundred and No/100 Dollars ($6,500.00), 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 Commerce Union Bank, a corporation organized under the laws of the State of Tennessee, its successors and assigns, the following described real estate in Davidson County, Tennessee:

Being Lot No. 192 in McGavock and Wetmore's First Addition to Nashville called the town of McGavock, the plan of which is of record in Book 21, page 23, Register's Office for Davidson County, Tennessee.

Said Lot No. 192 fronts 50 feet on the Southwest side of Ninth Avenue North, formerly known as Buena Vista Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Anita L. Moore by deed from Mary A. Brown of record in Book 5897, page 414, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Commerce Union Bank, a corporation organized under the laws of the State of Tennessee, its successors and assigns, forever; and Marc T. McNamee, Substitute Trustee, does hereby transfer, assign, and set over unto Commerce Union Bank, all of his right, title and interest in the said property as Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Marc T. McNamee, Substitute Trustee, has executed this instrument on this the 14th day of October, 1982.

Marc T. McNamee, Substitute Trustee
Marc T. McNamee,
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Betty R. Rowan, a Notary Public in and for said State and County, the within named Marc T. McNamee, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, this 14 day of October, 1982.

Betty R. Rowan
Notary Public

My Commission Expires: 4-22-84

H 12998

T. IDENTIF. REFERENCE

OCT 18 10 56 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

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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

10000.00- CO
26.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 32.50-
4542A10/18/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 12998

IDENTIF. REFERENCE

OCT 18 10 56 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 905205