MAP 104 11-542

Send Tax Bill to:
Security Federal
424 Hillsboro Rd
Nashville, Tenn 37215

This Instrument Prepared By:

BOOK 5957 PG 932

Richard D. Speight
SPEIGHT & PARKER
Fifth Floor, United Southern Bank Building
Fourth Avenue and Church Street
Nashville, Tennesse 37219

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 23, 1982, recorded in Book 5865, page 477, Register's Office for Davidson County, Tennessee, Joel H. Moseley and wife, Susan H. Moseley conveyed to Everett A. Covington, Jr., Trustee, the real estate hereinafter described, to secure a Note dated March 23, 1982 in the amount of $94,000.00 payable to Security Federal Savings and Loan Association of Nashville, as shown therein, and,

WHEREAS, default occurred in the terms and conditions of said Note and/or deed of trust, the lawful owner called on Everett A. Covington, Jr., Trustee, to advertise the property for sale pursuant to the provisions of the Deed of Trust. The Trustee did, therefore, pursuant to the authority vested in him as Trustee, and pursuant to the terms and provisions of the said Deed of Trust, advertise the property by publishing a notice of sale in the Nashville Record, a newspaper published in Davidson County, Tennessee, advertising the sale of the property on November 1, 1982 at the Courthouse in Nashville, Tennessee, at public outcry to the highest bidder for cash, free from the equity of redemption, homestead, dower and all other exemptions of every kind, but subject to all unpaid taxes and any lien which take priority as a matter of law.

Pursuant to said notice of sale, the Trustee, at the time and place fixed therein, offered the property for sale to the highest bidder for cash and sold said property to

SECURITY FEDERAL SAVINGS & LOAN ASSN OF NASHVILLE

for the sum of $90,000.00 this being the highest and best bid

received therefor.

The owner and holder of the indebtedness for which the property was sold having applied the amount of the bid toward payment of its Note and its permissable expenses and fees incurred as of the date of sale, the Trustee has this day bargained and sold, and does hereby sell, transfer and convey unto

SECURITY FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE

their successors and assigns, the following described real estate located in Davidson County, State of Tennessee, and more particularly described as follows:

> Being the North 165 feet of Lot No. 98 on the Map of Bransford Realty Company's Subdivision of Edgar Jones Home Place, as of record in Book 421, page 7, Register's Office for said County.
>
> Said Part of Lot 98 fronts 165 feet on the east side of 25th Avenue South and runs back between parallel lines 165 feet to an alley.
>
> Being the same property conveyed to Joel H. Moseley and wife, Susan H. Moseley, by deed from Eleanor R. Morrissey, of record in Book _____, page _____, Register's Office for said County.

TO HAVE AND TO HOLD the aforesaid real estate, together with all improvements thereon, unto the said

SECURITY FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE

their successors and assigns, in fee simple forever, in bar of the equity of redemption, homestead and dower and all other exemptions of every kind, but subject to all unpaid taxes and any liens taking priority as a matter of law.

And the Trustee does hereby transfer, assign and set over to the said

SECURITY FEDERAL SAVINGS & LOAN ASSOCIATION OF NASHVILLE

their successors and assigns, all of the covenants and warranties contained in the aforesaid Deed of Trust and does hereby warrant the title as fully as he is authorized to do as Trustee, subject

to any exceptions noted herein and shown of record, but no further or otherwise.

WITNESS my hand this 1st day of November, 1982. 12:08 P.M.

Everett A. Covington Jr.
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 Everett A. Covington, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he as such Trustee executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of November, 1982, at 12:08 p.m.

Nancy E. O'Connor
Notary Public

My Commission Expires:

7/27/86

State of Tennessee

County of Davidson

The actual consideration or value of this transfer, whichever is greater, is 90,000.00.

Everett A. Covington Jr.
Affiant

Sworn to and subscribed before me this 1st day of November, 1982.

Nancy E. O'Connor
Notary Public

My Commission Expires:

7/27/86

H 1 5 0 7.8

IDENTIF. REFERENCE

Nov 1 12 20 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

DISCH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5957 PAGE 935

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

[illegible]- CO
234.00 CO TX
.50 PRFE
5.00 MISC
CHECK 245.50-
7[illegible]/01/82 CHL .50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H I 5 0 7 8

IDENTIF. REFERENCE

NOV 1 12 20 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 907693