THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney
100 Long Hollow Pike
Goodlettsville, Tennessee 37072

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ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO.
Third National Bank of Nashville 201 Fourth Avenue North Nashville, Tennessee	Same	18-12 GO-0767

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 9th day of November, 1979, G. G. Garrett, Jr., was named Trustee by Deed of Trust dated November 9, 1979, executed by James S. Sweeney, Sr. and wife, Rita P. Sweeney and James S. Sweeney, Jr. and wife, Patricia M. Sweeney, conveying to him as Trustee, the real estate hereinafter descriged, said Deed of Trust being executed to secure to the Bank of Goodlettsville, 100 Main Street, Goodlettsville, Tennessee, the payment of one Note of even date in the original principal amount of THIRTY-SIX THOUSAND SIX HUNDRED FIFTY-ONE AND 71/100 DOLLARS, payable with terms and provisions as provided therein, said Deed of Trust being recorded in Book 5528, page 766, Register's Office for Davidson County, Tennessee, and,

WHEREAS, Judy P. Adkins was appointed Substitute Trustee under the said Deed of Trust hereinabove described by instrument of record in Book 5957, page 44, Register's Office for Davidson County, Tennessee; and,

WHEREAS, the indebtedness under the said Deed of Trust was assumed by Jerry R. Wright upon his purchase of the said property by deed of record in Book 5835, page 817, said Register's Office; and,

WHEREAS, default was made under the terms and provisions of the said Deed of Trust and Note and notice was properly given to the said Jerry R. Wright and to James S. Sweeney, Sr. and wife, Rita P. Sweeney and James S. Sweeney, Jr. and wife, Patricia M. Sweeney, and they having failed to abide by the terms and provisions of the said Deed of Trust; and,

WHEREAS, I, Judy P. Adkins, Substitute Trustee, at the request of the holder of the said indebtedness and under and by virtue of the powers vested in me under the Deed of Trust and instruments hereinabove referred to and described, advertised the said real estate as required by law by the terms of the said Deed of Trust and instruments by giving thirty (30) days' notice by four (4) successive publications namely November 11, 1982, November 18, 1982, November 25, 1982 and December 2, 1982 in the Nashville Record a newspaper published at Nashville, Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead,

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as provided in the said Deed of Trust. Pursuant to said advertisement, on the 14th day of December, 1982, at 11:00 A.M., at the South door of the Davidson County Courthouse in Nashville, Tennessee, I, Judy P. Adkins, as said 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 equities as provided in said Deed of Trust, subject to all restrictions, restrictive covenants, easements, setback lines, unpaid real estate taxes, and any and all prior mortgages and liens of record, at which time the Third National Bank of Nashville submitted the highest and best bid in the amount of THIRTY-TWO THOUSAND ONE HUNDRED AND NO/100 DOLLARS ($32,000.00).

NOW, THEREFORE, FOR AND IN CONSIDERATION of the premises, I, Judy P. Adkins, Substitute Trustee, do hereby sell, transfer and convey to the Third National Bank of Nashville, Tennessee, its successors and assigns, in fee simple and in bar of all of the equities hereinabove mentioned, the following described real estate, to-wit:

> Land in Davidson County, Tennessee, being Lots No. 1 and 2 on the Plan of D. B. Kimmels addition to Goodlettsville of record in Book 332, page 150, Register's Office for Davidson County, Tennessee, and more particularly described according to a boundary survey by R. I. Montoya, April 8, 1977, as follows:
>
> Said Lots No. 1 and 2 front 97.15 feet on the easterly margin of Dickerson Pike and extend back on the northerly line 135.28 feet and on the southerly line 129.18 feet to a line along the rear measuring 87.62 feet.
>
> Being the same property conveyed to James S. Sweeney, Sr. and wife, Rita P. Sweeney, and James S. Sweeney, Jr. and wife, Patricia M. Sweeney, by deed from Fred Lamberth, Sr. and wife, Teresa J. Lamberth, of record in Book 5528, page 763, Register's Office for Davidson County, Tennessee

I, Judy P. Adkins, Substitute Trustee, convey to the Third National Bank of Nashville, Tennessee all of the rights conveyed to me as said Substitute Trustee in the said Deed of Trust and instruments including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all of my actions in the premises being solely as Substitute Trustee and not otherwise under the powers vested in me under said Deed of Trust hereinabove referred to and no as an individual.

This conveyance is made subject to any prior liens, restrictions, restrictive covenants, easements and setback lines if any recorded in the Register's Office for Davidson County, Tennessee and subject to all unpaid real estate taxes.

This the 14th day of December, 1982.

JUDY P. ADKINS, SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the wihtin named JUDY P. ADKINS the bargainor, with whom I am personally acquainted, and who acknowledged, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the 14th day of December, 1982.

Notary Public

My Commission Expires: 1-20-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $32,100.00.

Affiant

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

Notary Public

My Commission Expires: March 12, 1984

RUSH

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IDENTIF. REFERENCE

DEC 14 4 00 PM '82

FELIX Z. WILSON III 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
			32100.00- CO	
			63.46 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	92.96-
			5319A12/14/62 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

DEC 14 4 44 PM '82
IDENTIF. REFERENCE
DEC 14 4 00 PM '82
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 915601