This Instrument Was Prepared By

Phillip Saindon (gdj)

Of The Law Firm: Pedi & Saindon
Stahlman Building: Nashville, Tennessee

BOOK 5979 PAGE 997

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. George B. Escue	Same	61-8 60
(NAME)	(NAME)	
Box 432 Rt. #1		15022 7140
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tenn. 37072		
(CITY) (P. O. ZONE) (STATE)	(CITY) (STATE)	

TRUSTEE'S DEED

WHEREAS by installment deed dated May 29, 1981, of record in Book 5752, page 967, Register's Office for Davidson County, Tennessee, Elizabeth Anne (Clement) Center, single conveyed the property hereinafter described to Phillip Saindon, Trustee, to secure the payment of the indebtedness therein mentioned and described; and

WHEREAS, default was made in the payment of the said indebtedness and in performance of the other covenants and agreements contained in said instrument, and George B. Escue and wife, Ruth Escue, the lawful owners and holders of said indebtedness, having declared all of the unpaid installments due and payable, called upon the undersigned, Trustee to exercise the power of sale conferred by said instrument and to sell the hereinafter described property; and

WHEREAS, the said Phillip Saindon, Trustee, did give notice of the time and place of sale by publication in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three consecutive weeks or twenty days, the sertion of said advertisement appearing in each of the issues of said newspaper on November 18, November 25, and December 1, 1982, respectively; and

WHEREAS, pursuant to said Notice, I, the undersigned, Phillip Saindon, Trustee did offer said property for sale at public outcry to the highest bidder for cash in hand, and in bar of the right of equity of redemption and homestead, and subject to any and all unpaid taxes and to all other encumbrances, restrictions and easements which

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $59,000.00

Subscribed and sworn to before me, this the 30th day of Dec. 1982

Affiant

My commission expires:

(Affix Seal)

Notary Public

S. Edwards - Dep Reg

are of record or may affect title to the said premises, on Monday, December 20, 1982 at 12:00 o'clock noon at the south door of the Courthouse in Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale George B. Escue and wife, Ruth Escue was the highest and best bidder, the amount of their bid being FIFTY THOUSAND AND NO/100 ($50,000.00) DOLLARS, and the said George B. Escue and wife, Ruth Escue being the holder of the indebtedness secured by said Installment Deed, together with the expense of said sale amounting to more than said bid, accordingly he was not required to pay any cash to the Trustee, except the expense of said sale.

NOW, THEREFORE, in consideration of the premises, I, Phillip Saindon, Trustee, have bargained and sold and by these presents do transfer and convey unto George B. Escue and wife, Ruth Escue, their heirs and assigns, the following described property situated in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 2 of Block 2, on the Plan of A. J. McGaughey's Haysboro Subdivision, as of record in Book 547, pages 15 and 16, Register's Office for said County.
>
> Said Lot No. 2 fronts 100 feet on the westerly side of Haysboro Drive and runs back between parallel lines, 300 feet to a 40 foot road.
>
> Being the same property conveyed to Elisebeth Anne (Clement) Center by deed from George B. Escue and wife, Ruth Escue of record in Book 5752, page 967, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all unpaid taxes which are a lien against said property at the time of sale.

TO HAVE AND TO HOLD said tract of land, together with all appurtenances, estate, title and interest thereto belonging to the said George B. Escue and wife, Ruth Escue, their heirs and assigns, forever.

IN TESTIMONY WHEREOF the undersigned, Phillip Saindon, Trustee hereunto set his hand this the 20 day of December, 1982.

Phillip Saindon Trustee
TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Dewey A. Peeples a Notary Public in and for said County and State, the within named Phillip Saindon, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he as Trustee, executed the within instrument for the purposes therein contained.

Witness my hand and official seal in Nashville, Tennessee, the 20th day of December, 1982.

RELEASED

Dewey A. Peeples
Notary Public at Large

DEWEY A. PEEPLES NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires:

4-23-83

H 22272

IDENTIF. REFERENCE

DEC 20 1 22 PM '82

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

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

RECEIVED OF Book 5979 PAGE 999-A

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	COTX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MOTX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			50000.00-	CO
			130.00	CO TX
			.50	PRFEE
			9.00	WDEED
				CHECK 139.50-
			6447A12/20/82	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 22272

IDENTIF. REFERENCE

DEC 20 1 22 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 916686