This Instrument Prepared By:
George E. Mudter, Jr., Attorney
26th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

Send Tax Bills to New Owner(s):
First Tennessee Bank N.A. Memphis
P.O. Box 474
Memphis, TN 38101

Map 18-11 Parcel 40 Field Book No. GO-11786

SUCCESSOR TRUSTEE'S DEED BOOK 6008 PAGE 487

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in that certain Deed of Trust, dated July 6, 1979, to Ralph E. Kelly and Thomas F. Baker, IV, Trustees, executed by James P. Beidelschies, unmarried, and Beverly G. Denton, unmarried, as same appears of record in Book 5461, page 963, Register's Office for Davidson County Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Ralph E. Kelly and Thomas F. Baker, IV, as Trustees under said Deed of Trust and has nominated and appointed George E. Mudter, Jr., as Successor Trustee, pursuant to the terms of said Deed of Trust, which appointment of Successor Trustee is of record in Book 5980, page 229, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said George E. Mudter, Jr., Successor Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and he is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on January 20, 1983, and subsequent insertions appearing on January 27, 1983, and February 3, 1983, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on February 15, 1983, at 12:40 o'clock P.M., being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to First Tennessee Bank N.A. Memphis at and for the sum of Fifty-five Thousand Four Hundred Sixty-two and No/100 ($55,462.00) DOLLARS, which was the highest and best bid in connection therewith; and

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Successor Trustee the expenses of sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by First Tennessee Bank N.A. Memphis, of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, George E. Mudter, Jr., as Successor Trustee, does hereby grant, bargain, sell and convey to the said First Tennessee Bank N.A. Memphis, its successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson, and State of Tennessee, to-wit:

BEING Lot No. 18 on the Plan of Charleston Square Subdivision, Section One, of record in Book 4860, Page 37, Register's Office for Davidson County, Tennessee.

SAID Lot No. 18 fronts 110 feet along the northwesterly margin of Hitt Road and extends back between lines measuring 160.6 feet on the easterly line and 200.2 feet on the southerly line to a broken line in the rear measuring a total of 144.4 feet.

Being the same property conveyed to James P. Beidelschies and Beverly G. Denton by deed from William K. Jones and wife, Bonnie S. Jones of record in Book 5461, page 960, Register's Office for Davidson County, Tennessee.

7937 02/17 150.80- CHECK

This is improved property known as 603 Hitt Lane, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto First Tennessee Bank N.A. Memphis, its successors and assigns, in fee simple forever, to whom the said George E. Mudter, Jr., Successor Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Successor Trustee, but no further or otherwise.

IN WITNESS WHEREOF, George E. Mudter, Jr., as Successor Trustee, has executed this instrument on the 15th day of February, 1983.

GEORGE E. MUDTER, JR.,
SUCCESSOR TRUSTEE

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared George E. Mudter, Jr., the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 15th day of February, 1983.

NOTARY PUBLIC

My commission expires: 10-20-85

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $55,462.00.

Affiant

Sworn to and subscribed before me,
this 15th day of February, 1983.

Notary Public

My commission expires: 10-20-85

H 3 1 6 6 8

IDENTIF. REFERENCE

FEB 17 9 25 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6008 PAGE 489

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
			55462.00- CO	
			144.30 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 150.80-	
7937	A	02/17/83	BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 1 6 8

IDENTIF. REFERENCE

FEB 17 3 25 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 930075