MAP AND 2-D-2950
PARCEL 164-178

THIS INSTRUMENT WAS PREPARED BY:

Joseph L. Lackey, Jr.
Attorney at Law
12th Floor, First American Center
Nashville, TN 37238

ADDRESS OF OWNER AND TAX BILL
Charles Pope
3717 Murfreesboro Rd
Nashville Tn 37013

BOOK 6054 PAGE 97i

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $72,000.00.

Affiant

Subscribed and sworn to before me, this the 11th day of May, 1983.

My Commission Expires: 10/19/86

Notary Public

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated August 27, 1980, and recorded in Book 5646, Page 122, Register's Office, Davidson County, Tennessee, Wesley E. Dixon and wife, Barbara Dixon, did transfer and convey to Sam Robinson, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated September 13, 1982, and recorded in Book 5938, Page 242, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the above mentioned Deed of Trust, nominated and appointed Bessie H. Pope as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested Bessie H. Pope, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, Bessie H. Pope, Substitute Trustee, did, pursuant to the provisions of the aforementioned Deed of Trust, gave twenty-one days' notice of the time, place and terms of the sale by an advertisement in four weekly publications in The

Nashville Record, a newspaper published in Davidson County, Tennessee, stating that said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions which are expressly waived in said Subordinate Deed of Trust, but subject to any and all unpaid real estate taxes and a prior Installment Deed of record in Book 5344, Page 463, Register's Office, Davidson County, Tennessee; and

WHEREAS, I, Bessie H. Pope, Substitute Trustee, offered said property for sale, on the terms as advertised, at public outcry and sold said property to Charles R. Pope for $72,000.00 and subject to the said first mortgage of record in Book 5344, Page

NOW, THEREFORE, IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, Bessie H. Pope, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Charles R. Pope (hereinafter referred to as Grantee) its successors and assigns, the following described property, to wit:

> A tract of land in the second, formerly the Third Civil District of Davidson County, Tennessee, near LaVergne, Tennessee, described according to a survey thereof, made June 27, 1967, by Steve Draper, not of record, as follows to wit:
>
> Beginning at a point being the intersection of the southwesterly margin of Murfreesboro Pike and the southerly property line of the tract conveyed to Charles A. Yancey by deed from Mrs. Wilmuth Simmons of record in Book 3316, page 79 in the Register's Office for Davidson County, TEnnessee, running north 46 degrees 36 minutes west 329.11 feet to an iron pin; thence south 42 degrees 30 minutes west 430.4 feet to a point; thence south 75 degrees 08 minutes west 979 feet to a point; thence south 4 degrees west 50 feet to a point; thence north 75 degrees 08 minutes east 1565 feet to the point of the beginning and containing 3.0 acres more or less. Being the same property conveyed to Charles Pope by deed from Clayton O. Smith and wife Lucill Smith of record in Book 5344, Page 463, Register's Office, Davidson County, Tennessee.
>
> INCLUDED IN THE ABOVE DESCRIBED PROPERTY BUT EXPRESSLY EXCLUDED THEREFROM IS THE FOLLOWING DESCRIBED PROPERTY:

OFFICIAL RECEIPT

A tract of land in the second, formerly, the Third Civil District of Davidson County, Tennessee, near Lavergne, Tennessee, described according to a survey thereof, made June 27, 1967, by Steve Draper, not of record, as follows to wit:

Beginning in the south line of the property conveyed to Charles A. Yancey by deed from Mrs. Wilmuth Simmons of record in Book 3316, Page 79 in the Register's Office for Davidson County, Tennessee, at a point 571 feet westerly from the margin of Murfreesboro Road at an iron pin and running with said south line south 75 degrees 08 minutes west 994 feet to a point; thence north 75 degrees 08 minutes east 979 feet to a point; thence south 42 degrees 30 minutes west 47.6 feet to an iron pin; thence south 26 degrees east 21.5 feet to the beginning, and containing 1.07 acres. Being the same property conveyed to Charles A. Yancey by deed from Clayton O. Smith and wife, Lucille Smith, or record in Book 4592, Page 829, Register's Office, Davidson County, Tennessee.

This is improved property known as the Nashville Motel and is located at 3717 Murfreesboro Antioch, Tennessee.

To have and to hold said property with the appurtenances, estate, title and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said taxes and aforementioned Installment Deed.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 5TH day of May, 1983.

Bessie H Pope
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Patricia M. Davis, a Notary Public in and for said County and State, Bessie H. Pope, Substitute Trustee, the bargainor, with whom I am personnaly acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 5th day of May, 1983.

My Commission Expires: April 22, 1984

Patricia M. Davis
Notary Public

H 4 7 2 2 2

IDENTIF. REFERENCE

MAY 11 3 50 PM 1983

FELIX Z. WILSON II register
DAVIDSON COUNTY, TN

RUSH

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6054 PAGE 974

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
			72000.00- CO	
			187.20 CO TX	
			.50 PRFEE	
			9.00 MORTG	
			CHECK	196.70-
67b7405/11/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

R 4 7 2 2 2.

IDENTIF. REFERENCE

MAY 11 3 50 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 948281