BOOK 6056 PAGE 642

This Instrument Prepared By:

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

NAME & ADDRESS NEW OWNER:

The Secretary of Housing & Urban Development, his successors and assigns
Suite 1600, One Commerce Place
Nashville, TN 37239

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 16, 1982, recorded in Book 5912, page 269, Register's Office for Davidson County, Tennessee, Robert M. Johnson and wife, Jeanette M. Johnson conveyed to Everett A. Covington, Jr., Trustee, the real estate hereinafter described, to secure a Note dated July 16, 1982 in the amount of $37,400.00 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 April 15, 1983 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 The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns for the sum of $ 41,109.84 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 The Secretary of Housing and Urban Development of Washington, D. C., his successors and assigns, ~~their successors and assigns,~~ the following described real estate located in Davidson County, State of Tennessee, and more particularly described as follows:

Being Lot No. 168 on the Plat of Trinity Hills Village, Section 2, 1st Addition, of record in Plat Book 4460, pages 45 & 46, R.O.D.C.

BEGINNING at an iron pin in the southwesterly margin of Combs Drive, being the common front corner of Lots 167 & 168; thence with the line between said two lots 98.5 feet to a concrete monument, said point being the common rear corner of Lots 167 & 168; thence with the margin between Lots 168 & 169, 83.1 feet to an iron pin in the easterly margin of Old Matthews Road; thence with the margin of the same 80.0 feet to a concrete monument at the beginning of a curve to the right having a radius of 25.00 feet; thence around said curve 39.30 feet to a concrete monument in the south westerly margin of Combs Drive; thence with the margin of the same 10.5 feet to a concrete monument; thence with the margin of Combs Drive 75.0 feet to the point of beginning.

Being the same property conveyed to Robert M. Johnson and wife, Jeanette M. Johnson, by deed from Richard R. Minchey and wife, Julia E. Minchey, of record in Book 5912, page 266, Register's Office for said County.

TO HAVE AND TO HOLD the aforesaid real estate, together with all improvements thereon, unto the said Secretary of Housing and Urban Development of Washington, D. C., his successors and assigns, ~~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 Secretary of Housing and Urban Development of Washington, D. C., his successors and assigns,

~~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 15th day of April, 1983.

Everett A. Covington Jr.
TRUSTEE

H 47859
IDENTIF. REFERENCE
MAY 16 9 46 AM '83
FELIX WILSON II REGISTER
DAVIDSON COUNTY, TN
MAIL ENV.

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 15th day of April, 1983.

Kimberly A. McClintock
Notary Public

My Commission Expires:
7-21-85

State of Tennessee

County of Davidson

The actual consideration or value of this transfer, whichever is greater, is $ 41,109.84.

Everett A. Covington Jr.
Affiant

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

Kimberly A. McClintock
Notary Public

My Commission Expires:
7-21-85