THIS INSTRUMENT PREPARED BY:
David N. Shearon
3305 West End Avenue
Nashville, TN 37203

SUCCESSOR TRUSTEE'S DEED

BOOK 6056 PAGE 715

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
First Tennessee Bank, N.A. Nashville (NAME)	SAME (NAME)	Map 81-16
4014 Hillsboro Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 114
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WHEREAS, JOHN E. JORDAN, and wife, PAULINE JORDAN, and SARAH L. BENTON, unmarried, by Deed of Trust, dated July 27, 1981, transferred and conveyed unto G. LYNN DAVIS, TRUSTEE, the property hereinafter described, said Deed of Trust being of record in Book 5776, Page 51, Register's Office for Davidson County, Tennessee;

WHEREAS, the undersigned, DAVID N. SHEARON, has been appointed Successor Trustee by the lawful owner and holder of the indebtedness secured by the aforesaid Deed of Trust by an instrument of record in Book 6039, Page 601, Register's Office for Davidson County, Tennessee;

WHEREAS, the indebtedness secured by said Deed of Trust has become overdue and unpaid, and the holder of said indebtedness has called upon the undersigned, as Successor Trustee, to foreclose the said Deed of Trust; and

WHEREAS, the undersigned, after due advertisement as required by law and as required by the terms of the Deed of Trust, and after notice to the said John E. Jordan, and wife, Pauline Jordan, and Sarah L. Benton, unmarried, as required by said Deed of Trust, offered said property for sale at the front (south) door of the courthouse in Nashville, Davidson County, Tennessee, pursuant to the terms of said Deed of Trust at 12:00 noon, May 13, 1983, when and where First Tennessee Bank, N. A. Nashville, Nashville, Tennessee, became the last and highest bidder at the price of Six Thousand Fifty-Four and 80/100 ($6,054.80) Dollars.

NOW, THEREFORE, I, DAVID N. SHEARON, Successor Trustee, in consideration of the premises and the sum of Six Thousand Fifty-Four and 80/100 ($6,054.80) Dollars, cash to me in hand paid, the receipt of which is hereby acknowledged, by these presents do hereby

05/16 35.33

7595

FILE BOX 42

transfer and convey unto the said First Tennessee Bank, N.A. Nashville, its successors and assigns, the land sold as aforesaid, being in Davidson County, Tennessee, and more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 56 in McGavock & Wetmore Addition to Nashville, as per plan recorded in Book 21, Page 41, Register's Office for said County.

SAID Lot NO. 56 fronts 50 feet on the west side of 11th Avenue, North, formerly Fillmore Street, and runs back westerly between parallel lines 150 feet to an alley.

INCLUDED in the above description, but EXCLUDED for purposes of conveyance is that part of the above described property which was conveyed to the State of Tennessee by Rosie A. Hyde, Maggie Yeargins and Tora Lee Hyde by deed of record in Book 4160, Page 5, Register's Office for Davidson County, Tennessee.

LAND in Davidson County, Tennessee, being a part of Lot 56 in McGavock and Wetmore's Addition to Nashville, as per plan recorded in Book 21, Page 41, said Register's Office.

BEGINNING at a point in the easterly margin of an alley, said point being the common corner between Lots 55 and 56 in D. T. McGavock and Other's Addition to the Town of McGavock, as of record in Book 21, Page 41, said Register's Office; thence with the easterly margin of said alley and the westerly boundary of Lot 56 in the aforesaid subdivision, N 33° 45' 55" W 50 feet to a point; said point being the common corner between Lots 56 and 57, in the aforesaid subdivision; thence with the common line between said Lots 56 and 57, N 56° 06' 53" E 52.44 feet to a point; thence S 31° 58' 26" E 50.03 feet to a point in the common line between said Lots 55 and 56; thence with the common line between said Lots 55 and 56, S 56° 06' 53" W 50.87 feet to the point of beginning.

BEING the same property conveyed to John E. Jordan and Sarah L. Benton, by deed from Tora Lee Hyde, James Yeargins, Loraine Yeargins Batey and Christine Yeargins Childress, of record in Book 5383, Page 78, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said land and premises, together with all the appurtenances and privileges thereto appertaining to the said First Tennessee Bank, N.A. Nashville, its successors and assigns, in as full and complete manner as the undersigned, in his capacity as Successor Trustee, has the power to convey the same.

THE UNDERSIGNED, DAVID N. SHEARON, Successor Trustee, warrants the title to said property to the said First Tennessee Bank, N.A. Nashville, its successors and assigns, against the lawful claims of all persons claiming by, through, or under him. Said property is sold subject to the following:

1. 1983 Metropolitan Nashville and Davidson County, Real Property Taxes, a lien, but not presently due and payable (Map 81-16, Parcel 114);

2. An Easement of record in Book 4160, Page 3, said Register's Office;

3. Any and all unpaid taxes and special assessments; and

4. Any and all restrictions, easements, set-back lines, or other prior encumbrances of record.

IN WITNESS WHEREOF, the undersigned, David N. Shearon, Successor Trustee, has set his hand on this the 13th day of May, 1983.

H47891 IDENTIF. REFERENCE MAY 18 10 07 AM '83 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

David N. Shearon
DAVID N. SHEARON
Successor Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, Judy C. McNatt, a Notary Public in and for said County and State, the within named David N. Shearon, Successor Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Nashville, Tennessee, this 13th day of May, 1983.

Judy C. McNatt
NOTARY PUBLIC

My Commission Expires:
9-21-84

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $6,054.80, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

William Eyer, First Tennessee Bank, N.A. Nashville
AFFIANT

Subscribed and sworn to before me this 13th day of May, 1983.

David N. Shearon
Notary Public

My Commission Expires: 10/19/86

THIS IS IMPROVED PROPERTY known as 1207 11th Avenue, North Nashville, Tennessee 37208.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6056 PAGE 718

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
			6054.80- CO	
			15.66 CO TX	
			.50 PRFEE	
			9.00 MDEED	
			CHECK	25.36-
7595A05/16/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 7 8 9 1

IDENTIF. REFERENCE

MAY 16 10 07 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 949081