69-24.02
13DA-55370

BOOK 5184 PAGE 994

This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

Mail

New owner - Send Tax Bills:
B. B. Doubleday, Jr.
1123 Church Street
Nashville, Tennessee 37203

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 12th day of December, 1979, Franklin G. Clark was named Trustee in a Deed of Trust of even date executed by Charles L. Humphrey, Jr., and wife, Julia Humphrey, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $58,000.00, principal and interest at 11.5% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5545, page 127, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, I. Dyke Tatum was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 6139, page 646, in the Register's Office for Davidson County, Tennessee; I, I. Dyke Tatum, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: September 29, October 6, and October 13, 1983, in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust.

PURSUANT to said advertisement on Thursday, October 27, 1983, at 11:05 A.M., at the south door of the Courthouse in Davidson County, Tennessee, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities, as provided in said Deed of Trust, at which time B. B. Doubleday, Jr., 1123 Church Street, Nashville, Tennessee 37203, submitted the highest and best bid in the amount of $44,500.00.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer, and convey to B. B. Doubleday, Jr., their heirs and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

LAND in Davidson County, Tennessee, described as follows, to-wit:

BEGINNING at an iron pin on the north margin of Drakes Branch Road, a 50 foot road, at a point north 65° 45' East a distance of 430.5 feet from the southeast corner of Lot 18 in Enchanted Hills, as of record in Book 3300, page 96, Register's Office for Davidson County, Tennessee; thence North 24° 15' West a distance of 300 feet to an iron pin; thence North 65° 45' East a distance of 100 feet to an iron pin; thence South 24° 15' East a distance of 299.86 feet to an iron pin on the North margin of Drakes Branch Road; thence with said north margin in a westerly direction and with a 548 foot radius curve to the right a distance of 12.28 feet to an iron pin; thence continuing with said north margin South 65° 45' West a distance of 87.72 feet to the point of beginning and containing 0.69 acres, more or less.

BEING the same property conveyed to Charles L. Humphrey, Jr., and wife, Julia Humphrey by deed from Christopher Fentress, Jr., and wife, Margaret Fentress of record in Book 5545, page 124, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to B. B. Doubleday, Jr., all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand at Nashville, Tennessee, this 27th day of October, 1983.

I. Dyke Tatum, Substitute Trustee

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 I. Dyke Tatum, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, this 27th day of October, 1983.

Louise McLeod
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

My Commission Expires: 2-1-86

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $44,500.00.

I. Dyke Tatum
Affiant

Subscribed and sworn to before me, this the 27th day of October, 1983.

Louise McLeod
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TN.

My Commission Expires: 2-1-86

I. Dyke Tatum, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

10/27 122.20- CHECK

8334

H 8 2 7 8 3

IDENTIF. REFERENCE

OCT 27 2 55 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

BOOK S164 PAGE 996

RECEIVED OF _____

FOR _____

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

44500.00- CAMT.
115.70 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 122.20-
8334A10/27/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H827783

IDENTIF. REFERENCE

Oct 27 2 55 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 989297