BCK20

New Owner

Patricia Ann Hoffman
806 16th St. North
Nashville, Tennessee

Tax Bills

S.A.M.E.

27W 3395
83-6
13

THIS INSTRUMENT PREPARED BY:

Rick M. Johnson
3221 Nolensville Road
Nashville, TN 37211
(615) 832-0138

BOOK 6469 PAGE 347

TRUSTEE'S SALE

WHEREAS, on May 4, 1981 Mike D. Dickens, umarried executed a Deed of Trust to Rick M. Johnson, Trustee to secure a promissory note in the original amount of $31,500.00; same being payable to Patricia Ann Hoffman, said note being payable in monthly installments as set out in the Deed of Trust aforesaid which is of record in the Register's Office for Davidson County, Tennessee, in Book 5741, Page 514; and,

WHEREAS, Rick M. Johnson, at the request of the holder of said indebtness, and under by virture of the powers vested in him 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: December 6, December 13 and December 20, 1983, in the Nashville Record, a newspaper published in Davidson County, Tennessee, for 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 January 4, 1985, Rick M. Johnson at 11:00 a.m. at the South Door of the Courthouse in Davidson County, Tennessee, he as said 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 Patricia Ann Hoffman submitted the highest and best bid in the amount of $ 33,000.00.

NOW THEREFORE, in consideration of the premises, Rick M. Johnson, Trustee, does sell, transfer and convey to Patricia Ann Hoffman their successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to wit:

> Being Lot No. 59 on the map of Subdivision of part of the Weakley Home Place, a plan of which is of record in Book 421, Page 36, Register's Office for said County.
>
> Said Lot No. 59 fronts 50 feet on the westerly side of North Sixteeneth Street, formerly Porter Avenue, and runs back between parallel lines 150 feet to an alley.
>
> Being the same property conveyed to Mike D. Dickens by deed from Patricia Ann Hoffman and husband, William E. Hoffman of record in Book 5741, Page 511, said Register's Office for Davidson County, Tennessee.

Rick M. Johnson, Trustee, conveys to Patricia Ann Hoffman, all the rights conveyed to him as said Trustee, in said Deed of Trust, including such covenants and warranties as he, as Trustee, may lawfully make, all his actions in the premises being solely as Trustee and not otherwise, under the power vested in him under said Deed of Trust hereinabove referred to and not as an individual.

01/07 92.30 CHECK

1524

WITNESS my hand at Nashville, Tennessee this 4th day of January, 1985.

RICK M. JOHNSON, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and Stte, the within named Rick M. Johnson, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 4th day of Janury,. 1985.

Brenda M. Yates
NOTARY PUBLIC

BRENDA M. YATES NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: 4-20-86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 33,000.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 4 DAY OF JANUARY, 1985.

Brenda M. Yates
NOTARY PUBLIC

BRENDA M. YATES NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EPXIRES: 4-20-86

1:75129

IDENTIF. REFERENCE

JAN 7 2 16 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6469 PAGE 349

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
			33000.00- CAMT.	
			85.80 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	92.30-
1624A01/07/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 5 1 2 9

IDENTIF. REFERENCE

JAN 7 2 16 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99301