Send tax bills to:

Tennessee Housing Development Agency
Suite 222, Doctor's Bldg.
706 Church Street
Nashville, TN 37203

Prepared by:

D. W. McMackin
219 Fifth Avenue, North
Nashville, TN 37219

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TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated April 16, 1980 and recorded in Book 5592, page 33, Register's Office, Davidson County, Tennessee, Charline McGowan and Kenneth Porter conveyed to David E. Mead, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated October 24, 1985 and recorded in Book 6713, page 231, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D. W. McMackin 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 D. W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, D. W. McMackin, Substitute Trustee, did give twenty days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of December 12, 19 and 26, 1985, stating that on January 9, 1986, at 12:00 noon at the South door of the courthouse in Nashville, Davidson County, Tennessee, 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 Deed of Trust, but subject to any and all unpaid real estate taxes and any statutory right of redemption arising under Tennessee law.

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D. W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to Tenenssee Housing Development Agency for $ 22,014.66, which amount was the highest, best, and last bid.

NOW, THEREFORE, FOR AND 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, D. W. McMackin, Substitute Trustee, do hereby

bargain and sell, and by these presents transfer and convey unto the said

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(hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

Being Lot No. 6 on the Map of the Lands of Mrs. Sara M. Wingo, not of record described as follows:

Beginning at a point in the easterly margin of North Second St., 231-3/7 f-et south of the southerly margin of Grace Street, formerly Josephine Street, formerly Kent Street, at the corner of Lot Nos. 5 and 6; thence with the line between said lots, easterly 150 feet to the westerly margin of an alley; thence with the margin of said alley, southerly 46-2/7 feet to the corner of Lot Nos. 6 & 7; thence with the line between said lots, westerly 150 feet to the eastern margin of North Second Street; thence with the margin of same, northerly 46-2/7 feet to the beginning.

Being the same property conveyed to James W. Carney, Jr. and wife, Diantha M. Carney by deed from Charline McGowan and Kenneth Porter of record in Book 5705, page 677, said Register's Office.

This is improved property located at 611 N. Second St., Nashville, TN 37207.

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 real estate taxes and statutory right of redemption.

WITNESS my hand on this the 9th day of January, 19 86.

D. W. McMackin
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D. W. McMackin, Substitute 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, on this the 9th day of January, 19 86.

Lea Ann Riggan
Notary Public

My Commission Expires: 4-17-88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 22,014.66.

D. W. McMackin
Affiant

Subscribed and sworn to before me, this 9th day of January, 19 86.

Lea Ann Riggan
Notary Public

My Commission Expires: 4-17-88

FEE $ 9.00 JAN 16 10 48 AM '86 WILLIAM P. REFERENCE REGISTER DAVIDSON COUNTY, TN