Send tax bills to:

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

Prepared by:

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

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TRUSTEE'S DEED

83-06 95
27W04025

WHEREAS, under a Deed of Trust dated December 31, 1980, and recorded in Book 5697, page 390, Register's Office, Davidson County, Tennessee, Larry G. Neville and wife, Janet R. Neville conveyed to Delta Title Company, 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 230 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 January 2, 9 and 16, 1986, stating that on January 24, 1986, at 12:15 p.m. 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 Tennessee Housing Development Agency for $ 36,681.50, 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:

Land in Davidson County, Tennessee, being Lot No. 7 on the Map of Roy F. Williams Subdivision of the Hunter Tract, of record in Book 547, page 13 of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Said Lot No. 7 fronts 50 feet on the westerly side of Chapel Avenue and runs back between parallel lines 165 feet to a dead line.

Being the same property conveyed to Larry G. Neville and wife, Janet R. Neville, by deed from James W. Latham and wife, Judy A. Latham, of record in Book 5697, page 387, Register's Office, Davidson County, Tennessee.

This is improved property located at 225 Chapel Avenue, Nashville, 37206.

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 24th day of January, 19 86.

7.20 3.45 IDENTIFICATION JAN 28 11 07 AM '86 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

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 24th day of January, 19 86.

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 $ 36,681.50.

D. W. McMackin, Substitute Trustee
Affiant

Subscribed and sworn to before me, this 24th day of January, 19 86.

Notary Public

My Commission Expires: 4-17-88