TRUSTEE'S DEED

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Joe B. Webb,
Successor Trustee

to

Leland D. Watts and
L. C. Tanley, Jr.

Mail 6744 Quiet Lane
Brentwood, Tennessee 37027

Map 83-5

Parcel 77

SEND TAX BILLS TO ABOVE ADDRESS

NAME OF MORTGAGEE: None

WHEREAS, Lola M. Overby executed a deed of trust on the 16th day of July, 1968, which was recorded in Book 4253, page 737, Register's Office for Davidson County, Tennessee, conveying to Tom P. Jackson, Trustee, the hereinafter described property to secure payment to W. M. Jackson of a promissory note fully described in said deed of trust; and

WHEREAS, M. H. Webb is now the holder of the indebtedness described in said promissory note; and

WHEREAS, pursuant to the provisions of said deed of trust, the undersigned, Joe B. Webb, was appointed Successor Trustee, said appointment being dated the 16th day of October, 1986, and recorded in Book 7011, page 756, Register's Office for Davidson County, Tennessee; and

WHEREAS, default occurred in the payment of said note described in and secured by said deed of trust, and in accordance with the terms and provisions thereof, all of said indebtedness was declared due and payable, and the Grantor herein, as Successor Trustee, was instructed to advertise and sell the property for the satisfaction of said indebtedness; and

WHEREAS, said sale was advertised as directed under the terms of said deed of trust, said advertisement being made for thirty

(30) days of weekly notices published in the Nashville Record, a newspaper published and circulated in Davidson County, Tennessee; and pursuant to the said advertisement, said sale was held at the time and place advertised, to-wit: November 28, 1986 at 12:00 Noon, at the Courthouse in Nashville, Tennessee, at public outcry, to the highest and best bidder for cash and free from the equity of redemption, homestead, dower and all other exemptions of every kind, all of which were expressly waived in said deed of trust; and the Grantees herein, Leland D. Watts and L. C. Tanley, Jr., being the highest and best bidder at said sale, with a bid of Two Thousand Six Hundred One and No/100 Dollars ($2,601.00), subject to any and all unpaid taxes which exist as a lien against said property, and subject to any mortgages, liens, encumbrances, easements, restrictions and other matters of record or otherwise that are prior in right to the lien of said deed of trust and subject to any statutory right of redemption, were duly declared the purchasers at the said sale; and

WHEREAS, this deed is made in accordance with the terms and provisions of said deed of trust and the sale held thereunder as aforesaid.

NOW, THEREFORE, in consideration of the premises and the further consideration of the sum of Two Thousand Six Hundred One and No/100 Dollars ($2,601.00), paid by Leland D. Watts and L. C. Tanley, Jr., the receipt of which is hereby acknowledged, I, Joe B. Webb, Successor Trustee, have this day bargained and sold and by these presents do hereby transfer and convey unto Leland D. Watts and L. C. Tanley, Jr., their heirs, successors and assigns, the following tract of land in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 16 of Block "E" on the Plan of Eastwood Addition, as of record in Book 332, page 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 16 fronts 50 feet on the southerly side of Chicamauga Avenue and runs back between parallel lines with the westerly margin of Bailey, formerly Garden Street, 150 feet to an alley.

Being the same property conveyed to Lola M. Overby by deed from Valley Jo Fox Whitfield and her sister, Charlotte Rita Fox Conners, of record in Book 4252, page 113, Register's Office for Davidson County, Tennessee.

This is improved property also known as:

1030 Chicamauga Avenue
Nashville, Tennessee 37206.

TO HAVE AND TO HOLD said real estate together with the appurtenances, estate, title and interest thereunto belonging to the said Leland D. Watts and L. C. Tanley, Jr., their heirs, successors and assigns, forever as fully and completely as the Successor Trustee.

This conveyance is made by the Grantor herein only in his capacity as Successor Trustee and in no other way.

IN WITNESS WHEREOF, the said Joe B. Webb, Successor Trustee, has hereunto set his hand this 28th day of November, 1986.

Joe B. Webb
Successor Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $2,601.00.

J. C. Tawley Jr.
Affiant

Sworn to and subscribed before me, this

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28th day of November, 1986.

Margie Dismass
Notary Public

My Commission Expires: 4/17/88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOE B. WEBB, Successor Trustee, the within named 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 Nashville, Tennessee, this the 28th day of November, 1986.

Margie Dismass
Notary Public

My Commission Expires: 4/17/88

THIS INSTRUMENT PREPARED FROM
INFORMATION FURNISHED BY THE
PARTIES BY:

Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

IDENTIFICATION REFERENCE

71250

DEC 9 12 19 PM '86

KELLY Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

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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

2601.00- CAMT
7.23 CSTAX
.50 PRFEE
12.00 WDSTD
CHECK 19.73-
5126A12/09/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

71250

IDENTIFICATION REFERENCE

Dec 9 12 19 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 20902