FILE# 5732

FILE BOX 38

Send tax bill to:
The Richard Gill Co.
P. O. Box 758
San Antonio, Texas 78293

Prepared By:
Charles C. Burridge, Atty
219 Second Avenue, North
Nashville, Tennessee 37201

Map: 130-15
Parcel: 22

BOOK 7153 PAGE 710

TRUSTEE'S DEED

Whereas, under a deed of trust dated August 1, 1985, of record in book 6639 page 402 in the Register's office for Davidson County, Tennessee, Mark Scritchfield conveyed to John V. Adams, Trustee the hereinafter described property to secure the therein mentioned indebtedness; 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 thereon due and payable; and

Whereas, the lawful owner and holder of said indebtedness having appointed the undersigned substitute trustee pursuant to an instrument of record in book 7062 page 517 in said register's office, and having requested Charles C. Burridge, trustee, to sell the said property to satisfy said indebtedness; and

Whereas, I, Charles C. Burridge, Trustee, did give statutory notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record dated December 25, 1986, January 1, and 8, 1987, stating that on January 19, 1987, at 2:00 p.m. at the south door of the Davidson County Courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash or certified check subject to all unpaid taxes, restrictions, easements prior liens or encumbrances and other matters of record; and

Whereas, on said date at the time and place stated in said advertisement and on said terms, I, Charles C. Burridge, Trustee, offered said property for sale at public outcry and sold said property to Pete Knestrick for one hundred and

thirty-five thousand dollars ($135,000.00) which was the highest, best and last bid.

Now, therefore, for and in consideration of the sum hereinbefore set out I, Charles C. Burridge, Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Pete Knestrick (herein after referred to as Grantee), his successors and assigns, an undivided ninety-nine percent (99.00%) interest in the following described property:

> Land in Davidson County, Tennessee, being Lot No. 8 on the plan of Harpeth Valley Estates, Section No. 1, recorded in Book 1835 at page 86 in the Register's Office for said County.
>
> Being the same property conveyed to Mark Scritchfield by a deed of record in book 6639 page 399 said register's office and reconveyed to the grantor herein by a trust deed of record in book 6639 page 402 in the Register's office for Davidson County, Tennessee,
>
> This deed is subject to a deed of trust of record in book 6401 page 388 in said register's office.

This is improved property known as 2805 Tyne Blvd., Nashville, Tennessee, 37215.

To have and to hold said property with the appurtenaces estates, title and interest thereto belonging to said grantee it successors and assigns forever. I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said deed of trust in as full and ample manner as under it I can or should do, but I convey and assign only as Trustee and not any further or otherwise.

Witness my hand on this the 19th day of January, 1987.

Charles C. Burridge

Charles C. Burridge, Trustee

State of Tennessee
County of Davidson

Personally appeared be fore me, Sally J. Cales, a Notary Public in and for said state and county, Charles C. Burridge, 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 19th day of January, 1987.

7-18-87
comm.
expires

Sally J. Cales
Sally J. Cales, Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN.

State of Tennessee
County of Davidson

The actual consideration or value, Whichever is greater, for this transfer in $135,000.00

Charles C. Burridge
Affiant

Subscribed and sworn to before me, this 19th day of January, 1987.

7-18-87
comm. exp.

Sally J. Cales
Sally J. Cales, Notary Public

NOTARY PUBLIC DAVIDSON COUNTY TENN.

9.9.2.7.8.

IDENTIFI REFERENCE

MAR 3 10 21 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7153 PAGE 713

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

1360. . 0- CMMT.
-378.00 CSTAX
.50 PRFE
9.00 MRTD
CHECK 387.50-
6693A01/03/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9. 9. 2. 7. 8.

IDENTIFT REFERENCE

MAR 3 10 21 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 51928