THIS INSTRUMENT PREPARED BY:
James C. Dale, III, Attorney
P. O. Box 2868
Nashville, Tennessee 37219

BOOK 7362 PAGE 793

SUBSTITUTE TRUSTEE'S DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP AND PARCEL NO:
William D. Curley 904 Coral Road Nashville, TN 37204	Same	Map 81-7 Parcel 4142W-19570

WHEREAS, by Deed of Trust dated March 19, 1982, which Deed of Trust is of record in Book 5864, page 445, Register's Office for Davidson County, Tennessee, Ora Dixon and Franklin Thompson conveyed to Milton W. Smith, Jr., Trustee, the herein described real property to secure the Note described in said Deed of Trust; and

WHEREAS, by instrument of record in Book 7337, page 704, in the above-mentioned Register's Office, James C. Dale, III was appointed by William D. Curley, the latter being the lawful owner and holder of the Note secured by the aforesaid Deed of Trust, as Substitute Trustee, in place and in stead of the aforesaid Milton W. Smith, Jr., Trustee; and

WHEREAS, default having been made in the terms, conditions and payments of said Note and Deed of Trust and accordingly at the request of the owner and holder of the indebtedness, I, James C. Dale, III, Substitute Trustee, under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, did advertise the herein described real property according to the terms of said Deed of Trust giving twenty-one (21) days' notice by three (3) successive publications of notice of Substitute Trustee's sale in The Nashville Record giving notice of the time, place and terms of sale and said notices appearing in said paper on September 4, 11 and 18, 1987, said newspaper being published in Davidson County, Tennessee. Said sale was advertised for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust.

Pursuant to said advertisements, I, James C. Dale, III, Substitute Trustee, did on September 25, 1987, at 12:00 o'clock noon at the south door of the Davidson County Courthouse in Nashville, Tennessee, offer for sale at public auction to the highest and best bidder for cash the herein described real property and in bar of the herein described equities as provided in said Deed of Trust, and at which time, after soliciting for competitive bids, sold said property to William D. Curley for the sum of $ 1352.37, said bid being the only, last and highest bid.

NOW, THEREFORE, for and in consideration of the premises, I, James C. Dale, III, Substitute Trustee, do hereby sell, transfer and convey to William D. Curley, in fee simple and in bar of all equities above mentioned, the herein described tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

> Being Lot No. 13 on the Plan of Cephas Woodard Subdivision of record in Book 161, page 174, Register's Office for said county.
>
> Said Lot No. 13 fronts 50 feet on the easterly margin of Cephas Avenue and extends back between parallel lines 115 feet to a dead line in the rear.

This is unimproved real property known as 1828 Cephas Avenue, Nashville, Tennessee 37208.

I, James C. Dale, III, Substitute Trustee, do hereby convey to William D. Curley, his heirs and personal representatives, all rights conveyed to me as such Substitute Trustee, including all covenants and warranties as I, as Substitute Trustee, may lawfully make, all my actions in the premises being done solely as Substitute Trustee and not otherwise, and under the powers vested in me under the Deed of Trust herein referred to and not as an individual. This sale is subject to any and all unpaid taxes, restrictive covenants, easements, setback lines, any and all redemption rights, including rights of redemption of any governmental agency, state or federal, and any and all prior liens or encumbrances against said property, if any.

IN WITNESS WHEREOF, I have hereunto set my hand on this 25 day of September, 1987.

James C. Dale III
JAMES C. DALE, III
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lucien Dale, a Notary Public in and for the state and county aforesaid, James C. Dale, III, Substitute Trustee, the within named 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 in Nashville, Tennessee, this 25 day of September, 1987.

Lucien Dale
NOTARY PUBLIC
My Commission Expires: July 29, 1991

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $1352.37.

James C. Dale III
AFFIANT

Sworn to and subscribed before me this 25 day of September, 1987.

Lucien Dale
NOTARY PUBLIC
My Commission Expires: July 29, 1991

6876.2

IDENTIFICATION REFERENCE

SEP 25 1 29 PM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			1352.37- CAMT.	
			3.92 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 13.42-	
			6670A09/25/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6876

IDENTIFICATION REFERENCE

SEP 25 1 29 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 20255