BOOK 7377 PAGE 939

Map 48
Par 10 Is

TRUSTEE'S DEED

Whereas, default having been made in the terms, conditions, provisions and payments made and provided for in an installment deed, dated March 6, 1985, executed by John T. Butner and wife, Charlene Butner to W B Hogan, Trustee, and recorded in Book 6505, Page 409, Register's Office for Davidson County, Tennessee, to secure the indebtedness therein described; and

Whereas, the entire indebtedness has been called due and payable as provided in said installment deed and promissory note, and Leroy Mays and wife, Betty Mays, the lawful owners and holders of said indebtedness, has demanded that the property be advertised and sold in satisfaction of said indebtedness and the costs of foreclosure; and

Therefore, in obediance to the demands of the lawful owners and holders of said indebtedness, I, W B Hogan, Trustee, do respectfully report that I advertised, pursuant to the terms of said installment deed, by giving 20 days notice by three (3) weekly publications, September 10, 17, 24, 1987, in the Nashville Record, a newspaper published in the city of Nashville, Tennessee, stating that at the front door of the Courthouse in Nashville, at 12:30 P. M. Tuesday, October 6, 1987, I would sell said hereinafter described property for cash at public outcry to the highest and best bidder for cash, free from the equity and statutory rights of redemption, homestead and dower and all other exemptions of every kind and charactor, all of which are expressly waived in said installment deed; at which time and place, I attended and offered the same when said property was fairly struck off and sold to Sam S. Greco and wife, Brenda S. Greco for Eighteen Thousand-Twenty-Three Dollars and Six Cents ($18,023.06). Said purchaser has complied by paying to Leroy Mays and wife, Betty Mays the sum of Eighteen Thousand-Twenty-Two Dollars and Six Cents ($18,022.06) the amount owing on said indebtedness, and One Dollar ($1.00) to W B Hogan, Trustee, which he is to pay to John T. Butner and wife, Charlene Butner.

Now, therefore, this deed witnesseth:That for and in consideration of the said Leroy Mays and wife, Betty Mays crediting said payment of Eighteen-Thousand-Twenty-Two Dollars and Six Cents upon said installment deed note and said amount being payment of said installment deed note infull, I W B Hogan, Trustee, have bargained and sold, and do hereby sell, transfer and convey unto Sam S. Greco and wife Brenda S. Greco, their heirs and assigns, the following described real state, located in Davidson County, Tennessee, and more particularly described as follows, to-wit:

A tract of land in the 14th Civil District of Davidson County, Tennessee, described according to a survey made September 7, 1956, by Goe, W. Watkins, Surveyor, as follows:

Beginning at an iron pin in the center line of Dry Fork Road, said point being 422 feet, South 47 deg. 15' east from a railroad spike set in the center of said road, which spike is at the southeast cprner of the property conveyed to J. F. Dickinson, by deed in Book 636, page 319; this being the most northerly corner of this tract; thence leaving said road, South 56 deg. 45' West 210 feet to an iron pin; thence South 42 deg. East 190 feet to an iron pin; thence South 20 deg. 15' East 210 feet to an iron pin; thence North 68deg. East 210 feet to a railroad spike in the centerline of Dry Fork Road;

said spike being approximately 860.3 feet North from the center of a culvert crossing Dry Fork Road, thence with the center of said road, as follows; North 17 deg. 45' West 105 feet; North 22 deg. 45' West 105 feet to an iron pin; thence North 31 deg. 30' West 100 feet; North 44 deg. West 53 feet; North 47 deg. West 77 feet to the point of beginning, containing 2 acres, more or less. Being the same property conveyed to John T. Butner and wife Charlene Butner by deed from Leroy Mays and wife, Betty Mays, of record in Book 6505, page 409, Register's Office for Davidson County, Tennessee.

This is improved property , and known as 4225 Dry Fork Road, White's Creek, Tennessee, 37189. Map 48-10, field bk. 14D-7800

This conveyance is made subject to;(1) Right-of-Way for a road in Book 350, page 75; and (2) title to that portion of the premises within the bounds of anv roads or highways. (3) Rightway to lay and maintain a waterline as set out in BK. 3281, p. 181, R. O. for D. C. Tennessee.

This sell is subject to any and all unpaid taxes.

To Have and To Hold the aforesaid real estate, together with all improvements theron, unto the said Sam S. Greco and wife, Brenda S. Greco, their heirs and assigns, in fee simple, and in bar of all right or equity of redemption.

And I, W B Hogan, Trustee, as such Trustee, do hereby transfer, assign and set over unto the said Sam S. Greco and wife, Brenda S. Greco, all of the covenants and warranties contained in the aforesaid installment deed, and does hereby warrant the title as fully as he is authorized to do as Trustee, but not further or otherwise.

Witness my signature on this the 7 day of October, 1987.

W B Hogan

W B Hogan, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Johnnie L Andrews Butler, a Notary Public in and for said County and State, the within named W b Hogan, 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, this 7 day of October, 1987.

Johnnie L Andrews Butler

Notary Public

My commission expires: 3/11/90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, which vere is greater for

this transfer is $18,022.0.

W B Hogan
Affiant

Subscribed and sworn to before me
this 9 day of October, 1987.

Notary Public
My commission expires: 3/11/90

Address of new owner:

Sam S. Greco, et ux
4245 Dry Fork Rd.
Whites Creek, TN. 37189

Name and address of party
to receive tax notice:

Same as party to left.

This instrument prepared by W B Hogan, Attorney, 312 Stahlman Bldg.,
Nashville, TN. 37201. PH: 255-5541

7385 5

IDENTIFICATION REFERENCE

OCT 13 2 09 PM '87

FELIX Z. WILCOX, JR.
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
MD - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

18022.00- CAMT.
50.40 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 59.90-
2492A10/13/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

73855.

IDENTIFICATION REFERENCE

OCT 13 2 09 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 25946