104.50

ADDRESS NEW OWNER AND SEND TAX STATEMENTS:
Billy G. Mann
6011 Robertson Road
Nashville, TN 37209

THIS INSTRUMENT PREPARED BY:
Hofstetter & Hofstetter, Attys.
Suite 500, 230 Fourth Avenue No.
Nashville, TN 37219

MAP-PARCEL NOS.
Map 92-13
Par. 446

TRUSTEE'S DEED

WHEREAS, default having occurred in the payment on the indebtedness described in, and secured by, Installment Deed, dated December 29, 1986, executed by BILLY G. MANN, TRUSTEE, to RONALD E. TURNER and wife, VICKIE L. TURNER, grantees of record in Book 7119, Page 332, Register's Office for Davidson County, Tennessee, and the owner of said indebtedness having, in accordance with the provisions of said Installment Deed, declared the entire indebtedness due and payable, I, O. B. HOFSTETTER, JR., TRUSTEE, by the provisions of the said Installment Deed, having been requested by said owner so to do, did after causing notice of the sale to be duly and regularly published in THE NASHVILLE RECORD, a newspaper published in Davidson County, Tennessee, offer for sale at public outcry at the south door of the Court House in Davidson County, Tennessee, at 12:00 o'clock noon, on Friday, May 13, 1988, to the highest bidder, for cash, free from the equity of redemption, homestead, dower, and all other exemptions, which are expressly waived in said Installment Deed, the parcel of real estate described in said Installment Deed; and the bid of Thirty-five Thousand Dollars ($35,000.00) therefor made by BILLY G. MANN, TRUSTEE, being the best bid received, said property was struck off and sold to the said BILLY G. MANN, TRUSTEE.

NOW, THEREFORE, I, O. B. Hofstetter, Jr., Trustee, by virtue of the power and authority aforesaid, and in consideration of the premises and of the said sum of $35,000.00 cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, paid by BILLY G. MANN, have bargained and sold, and by these presents do transfer and convey unto the said BILLY G. MANN, TRUSTEE, for Michael W. Mann, Mitchell G. Mann, Monica N. Mann. Mellissa L. Mann, and Margaret M. Mann, with full power to convey, encumber and otherwise transfer without the joinder of any other person, his successors and assigns, the aforementioned parcel of real estate located in Davidson County, Tennessee, and described as follows:

> Being Lot No. 1 on the Plat of the Resubdivision of Lots 40 and 41 West End Land Company, of record in Plat Book 4595, Page 13, Register's Office for said County.
>
> Said Lot No. 1 fronts 74.80 feet on the easterly margin of 37th Avenue North and extends back along the southerly margin of a 10' alley 141.13 feet to the northerly line, and 129.51 feet on the southerly line to a line on the rear on which it measures 75.44 feet.
>
> Being the same property conveyed to Ronald E. Turner and wife, Vickie L. Turner by deed from Billy G. Mann, Trustee, of record in

Book 7119, page 332, Register's Office for said County.

Said property being improved and known as 236 37th Avenue North, Nashville, TN 37209.

TO HAVE AND TO HOLD the said parcel of real estate, together with the title, estate, interest, and appurtenances thereto belonging to the said Grantee, his heirs and assigns.

And I further transfer and convey unto the said Grantee, his heirs and assigns, all the rights and benefits to the covenants and warranties contained in the said Installment Deed insofar as I, O. B. Hofstetter, Jr., Trustee as aforesaid, can legally do, but no further and not otherwise.

WITNESS my hand this 13th day of May, 1988.

O. B. Hofstetter, Jr., Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named O. B. Hofstetter, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowedged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 13th day of May, 1988.

Notary Public Eunice Miller

My commission expires: September 9, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $35,000.00.

Affiant

Subscribed and sworn to before me, this 13th day of May, 1988.

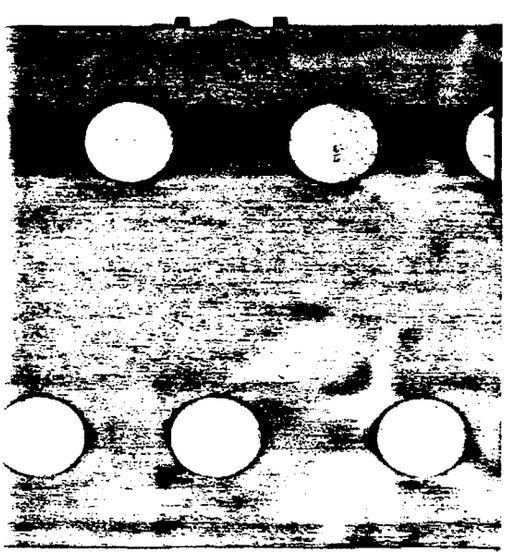
Eunice Miller
Notary Public

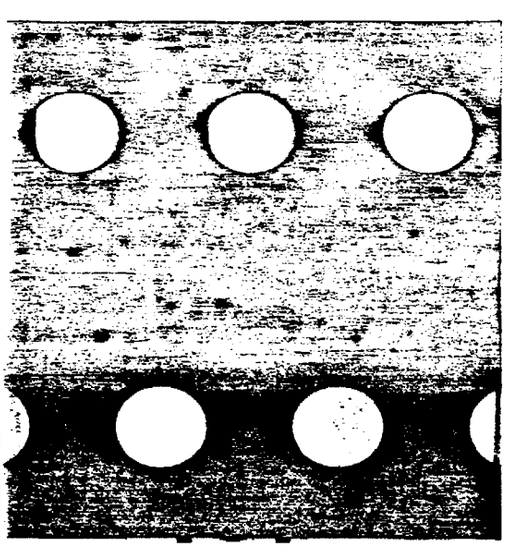
My commission expires: September 9, 1989

IDENTIFICATION REFERENCE

JUN 8 12 10 PM '88
PEGGY WILSON REGISTER
DAVIDSON COUNTY, TN

37822





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7566 PAGE 706

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - 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

CAMT	35000.00
CON TX	98.00
PRFEE	0.50
WDEED	6.00
TOTAL	104.50
CHECK	104.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2853

37822

IDENTIFICATION REFERENCE

JUN 8 12 18 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99730