46473

This instrument prepared by:
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Attorney at Law
4800 Charlotte Avenue
Nashville, TN 37209

IDENTIFICATION REFERENCE

JUL 5 3 07 PM '88

PEGGY Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

RUSH

TRUSTEE'S DEED

[Address New Owner:	]Send Tax Bills to:	]Map-Parcel No.]
[Auto Glass Employees	] Same	]
[Federal Credit Union	]	]Map 72-11]
[6201 Centennial Blvd.	]	]Parcel 485]
[Nashville, TN 37209	]	]

WHEREAS, George N. Lawrence, Jr., a/k/a George M. Lawrence, Jr., and wife, Marion D. Lawrence, by Deed of Trust dated September 30, 1985, transferred and conveyed unto Ray H. Bass, Trustee, the property hereinafter described, said Deed of Trust being of record in Book 6671, page 845, Register's Office for Davidson County, Tennessee;

WHEREAS, the indebtedness secured by said Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the undersigned, as Trustee, to foreclose said Deed of Trust; and

WHEREAS, the undersigned Trustee, after due advertisement as required by law and as required by the terms of said Deed of Trust, offered said land for sale, pursuant to the terms of said Deed of Trust, to the highest bidder for cash, at public outcry, free from the equity and statutory right of redemption, homestead, dower and all other exemptions expressly waived pursuant to the terms of said Deed of Trust, at 11:00 a.m., June 30, 1988, when and where Auto Glass Employees Federal Credit Union became the last and highest bidder for cash at the price of Forty-Nine Thousand One Hundred Seventy-Six and 34/100 Dollars ($49,176.34).

NOW, THEREFORE, I, Ray H. Bass, in my capacity as Trustee, and not otherwise, as aforesaid, in consideration of the premises and of the sum of $49,176.34, to me in hand paid, the receipt of which is hereby acknowledged, by these presents to transfer and convey unto the said Auto Glass Employees Federal Credit Union, its heirs or successors and assigns, the land sold as aforesaid,

being in Davidson County, Tennessee, and more particularly described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 145-B of the Re-Subdivision of Lot No. 145 of Waters Place, as of record in Book 5190, page 421, Register's Office for Davidson County, Tennessee.
>
> BEING the same property conveyed to George M. Lawrence, Jr. and wife, Marion D. Lawrence, in Book 6671, page 842, and to George M. Lawrence, Jr. from Marion D. Lawrence by Quitclaim Deed in Book 6933, page 224, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said land and premises to the said Auto Glass Employees Federal Credit Union, its heirs or successors and assigns, free from the equity and statutory right of redemption, homestead, dower and all other exemptions expressly waived in said Deed of Trust, in as full and complete manner as the undersigned, in his capacity as Trustee, and not otherwise, as aforesaid, has the power to convey the same.

THE UNDERSIGNED, Ray H. Bass, Trustee, and not otherwise, warrants the title to said property to the said Auto Glass Employees Federal Credit Union, its successors and assigns, against the lawful claims of all persons claiming by, through or under him. Said property is sold, however, subject to any and all unpaid taxes and assessments, interest and penalty, if any, and all easements, covenants and agreements related to the said property of record in the Register's Office for Davidson County, Tennessee; and subject to any and all prior restrictions, easements, setback lines, liens of any nature, or other prior encumbrances of record.

IN WITNESS WHEREOF, the undersigned, Ray H. Bass, in his capacity as Trustee, and not otherwise, has set his signature on this 30th day of June, 1988.

RAY H. BASS, as Trustee, and not otherwise

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 Ray H. Bass, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained as such Trustee, and not otherwise.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of June, 1988.

NOTARY PUBLIC

My Commission Expires: 7-13-91

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $49,176.34, which amount is equal to or greater than the amount which the property transferred would command at a fair, voluntary sale.

AFFIANT

Subscribed and sworn to before me this 30th day of June, 1988, at Nashville, Tennessee.

NOTARY PUBLIC

My Commission Expires: 7-13-91

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