20-4-0008179

INFORMATION FOR TAX ASSESSOR	
TAX PARCEL NO.	PROPERTY ADDRESS: 2002 N 25th Avenue Nashville, Tennessee 37203 81-6 3554
SEND TAX NOTICES TO: Loan Guaranty Officer (264) Veterans Administration Regional Office 110 9th Avenue South, Nashville TN 37203	THIS INSTRUMENT PREPARED BY: Jerry D. Stringer, Attorney VA Regional Office, Nashville TN 37203

TRUSTEE'S DEED

BOOK 7638 PAGE 864

WHEREAS, by Deed of Trust, dated December 29, 1987, of record in the Register's Office of Davidson County, Tennessee, in Book 7446, Page 787, Samuel T. Hardy, Sr., and wife, Marion J. Hardy, conveyed to Billy Bushulen, Thomas Staten & Brenda Archbold, Trustees, (any one of which is empowered by said Deed of Trust to act alone in the execution of the powers conferred by the instrument) a certain tract or parcel of land in Nashville, County of Davidson, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being part of Lot No. 17 on the map of Nichol Plan of record in Book 31, Page 603, Register's Office for Davidson County, Tennessee, and being shown as an unnumbered tract lying immediately west of Lot No. 36 on the unrecorded subdivision of the Conrad Santi property, as shown on a survey by Z. J. Wilkerson, dated October, 1941, and described more particularly from a mortgage loan inspection by John Kohl & Company, P.C. Registered Land Surveyor TN No. 10 file No. W-51263-R, dated September 18, 1985, as follows:

SAID property fronts 63.59 feet, more or les, on the Northerly margin of Lacy Street, formerly Beck Spring Road, and runs back between parallel lines 150 feet with the Easterly margin of 25th Avenue North, formerly Fox Lane or Sperry Road, to an alley in the rear.

REFERENCE is made for prior title to Book 7446, Page 784, in the RODC, TN.

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WHEREAS, said Deed of Trust was executed to secure the payment of the indebtedness therein described, which indebtedness was represented by a note of even date with such Deed of Trust, payable in monthly installments; and said Note providing that the entire principal sum and accrued interest will become payable without notice in the event of default in the payment of said installments; and

WHEREAS, default was made in the payment of said installments and such default was not made good, and the owner of the indebtedness declared the entire balance of said indebtedness due and payable; and

WHEREAS, demand was made upon me as Trustee by the owner of the indebtedness to foreclose said Deed of Trust in accordance with the terms and provisions therein contained; and acting pursuant to the power and authority vested in me by said Deed of Trust, I did advertise the sale of said property according to the terms and provisions of said Deed of Trust, and according to law, and did on Thursday, August 18, 1988/ at 11:30 a.m., at the Front Door of the Courthouse in Nashville, Davidson County, Tennessee, offer for sale at public outcry to the highest and best bidder for cash in hand, free from the equity of redemption, homestead and dower, and all

other equities, the property hereinabove described, when The Administrator of Veterans' Affairs, an officer of the United States of America, became the purchaser of such property for the sum of Thirty Two Thousand/ One Hundred Thirty Dollars & No Cents ($32,130.00) that being the highest, last and best bid.

NOW, THEREFORE, I, the undersigned, as Trustee, in consideration of the premises, acting pursuant to the power and authority vested in me by the said Deed of Trust, do hereby transfer and convey the property hereinabove described, unto The Administrator of Veterans' Affairs, an Officer of the United States of America, his successors in such office as such, his or their assigns.

TO HAVE AND TO HOLD the said property hereinabove described, together with all the appurtenances belonging to The Administrator of Veterans' Affairs, and I do hereby transfer and assign unto The Administrator of Veterans' Affairs, his or their assigns, all the rights, benefits and protection of the covenants and warranties contained in the said Deed of Trust, but as Trustee only and not otherwise.

The proceeds of the sale, less expenses of the sale, have been applied toward the payment of said indebtedness in compliance with the terms of the Deed of Trust.

WITNESS my hand this the 18th day of August , 1988 .

Thomas Staten
THOMAS STATEN
Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me DEBORAH L. BEECHER , a Notary Public in and for the State and County aforesaid, duly commissioned and qualified, THOMAS STATEN , the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument as Trustee for the purposes therein contained.

WITNESS my hand and Official Seal this the 18th day of August , 1988 .

Deborah L. Beecher
Notary Public. DEBORAH L. BEECHER

My Commission expires: 9/9/89 .

VA Form 26-121(320)
July 1968

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