Prepared By

David C. Rutherford P.C.
Attorney At Law
Suite 400, Washington Square
214 Second Avenue North
Nashville, Tn 37201

BOOK 7733 PAGE 316 81-12-391

NC

TRUSTEE'S DEED

WHEREAS, by a certain installment deed executed by Richie R.R.L.P League to Joseph H. Rutherford and wife, Mary Della Rutherford, Melinda Rutherford Fleming and husband Lance Fleming, and in which installment deed the said Joseph H. Rutherford and wife, Mary Della Rutherford, Melinda Rutherford Fleming and husband Lance Fleming, conveyed the property to David C. Rutherford, Substitute Trustee, to secure the indebtedness therein described, said installment deed being recorded in Book 6416, page 633, Register's Office of Davidson County, Tennessee, and reference to said installment deed is here made, and

WHEREAS, default was made in the terms and payments of said indebtedness and the lawful holder and owner of said note therein described by virtue of the power and authority of said installment deed, declared the entire balance due and payable and requested me as Substitute Trustee, to advertise said property for sale.

In accordance therewith, I did advertise said property for sale in the Nashville Record, a newspaper published in Davidson County, Tennessee, on November 24, December 1, and December 8, 1988, and did in accordance with said advertisement and said installment deed offer said property for sale for cash to the highest and best bidder at 12 o'clock Noon on Friday, December 16, 1988, at the south door of the courthouse in Nashville, Davidson County, Tennessee, and did on said date and place sell said property to Joseph H. Rutherford, and wife, Mary Della Rutherford, Melinda Rutherford Fleming and husband, Lance Fleming, for the sum of Eleven Thousand Dollars ($11,000), theirs being the highest, best and last bid.

The said Joseph H. Rutherford, and wife, Mary Della Rutherford, Melinda Rutherford Fleming, and husband, Lance Fleming, being the holders and owners of said note, was not required to pay the amount to me, but he has paid the costs of the sale and credited said amount on said note.

NOW, THEREFORE, I, David C. Rutherford, Substitute Trustee, in consideration of the foregoing premises and for One Dollar ($1) cash, paid to me by Joseph H. Rutherford, and wife, Mary Della Rutherford, Melinda Rutherford Fleming, and husband, Lance Fleming, the receipt

of which is hereby acknowledged, have this day bargained and sold and do hereby transfer and convey to the said Joseph H. Rutherford, and wife, Mary Della Rutherford, Melinda Rutherford Fleming and husband, Lance Fleming, a certain tract or parcel of land in Davidson County, Tennessee, as follows:

> Being the northerly 42 feet of Lot No. 146 on the Plan of McGavock's Addition as of record in Book 21, page 23, Register's Office for said county.
>
> Said part of said lot fronts 42 feet on the easterly side of 10th Avenue, North, formerly Polk Avenue, and runs back between parallel lines 150 feet to an alley.
>
> Being the same property conveyed to Richie R.R.L.P. League, by deed from Joseph H. Rutherford, and wife Mary Della Rutherford, Melinda Rutherford Fleming, and husband, Lance Fleming, of record in Book 6416, page 633, Register's Office of Davidson County, Tennessee.
>
> Being the same property conveyed to David C. Rutherford, Trustee, by installment deed of record in Book 7704, page 668, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto, belonging to the said Joseph H. Rutherford, and wife, Mary Della Rutherford, Melinda Rutherford Fleming, and husband, Lance Fleming, their heirs and assigns, forever.

I further transfer and convey unto the said Joseph H. Rutherford and wife, Mary Della Rutherford, Melinda Rutherford Fleming, and husband Lance Fleming, their heirs and assigns, all the benefits of any warranties in said installment deed contained insofar as I, as Trustee may do so, but no further and not otherwise.

WITNESS my hand this 16th day of December, 1988.

David C. Rutherford, 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 David C. Rutherford, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 16th day of December, 1988.

NOTARY PUBLIC

My Commission Expires: 3/11/91

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 44,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF Dec. 1988.

Deputy Register

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Mail Bruyer

Joseph H. Rutherford et al

Same

Jay Biller

Melinda Rutherford Fleming

410 Shelby Ave

37206

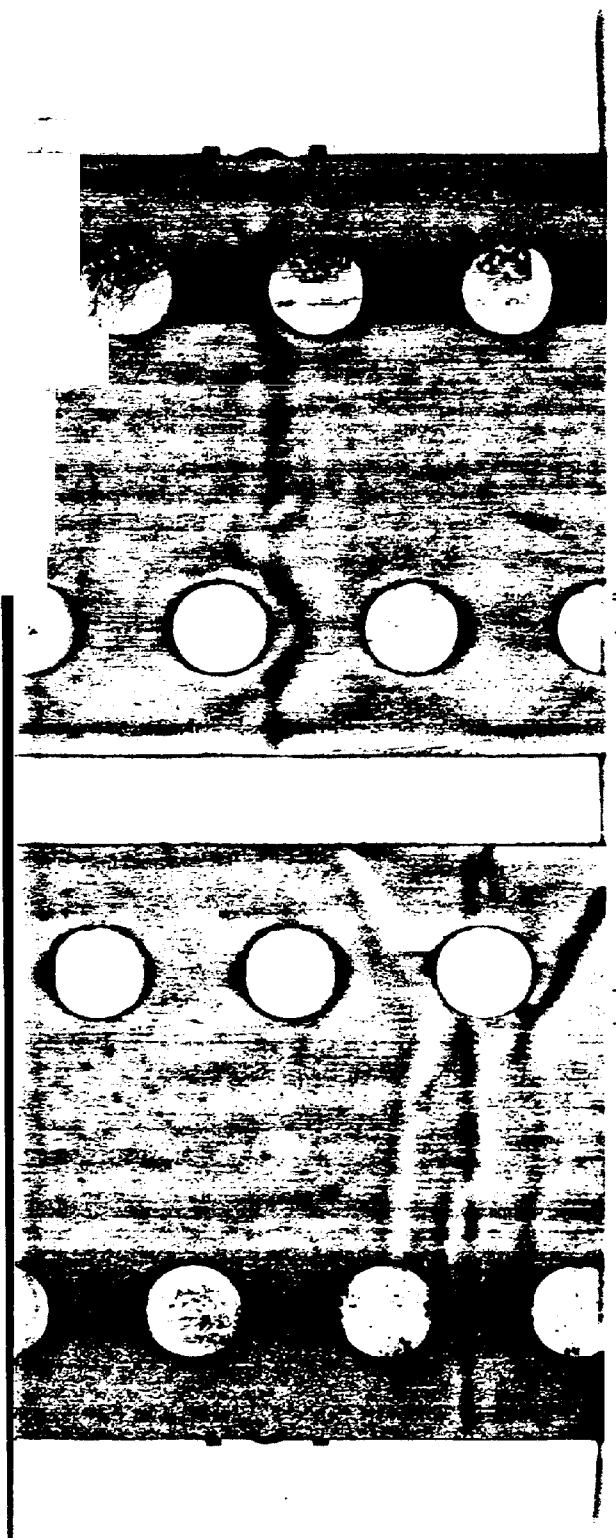
95598

IDENTIFICATION REFERENCE

Dec 21 12 05 PM '88

FILED & WILSON II REGISTER
DAVIDSON COUNTY, TN

9918 12/21 0101 03CHECK 45.80



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

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	11000.00
CON TX	36.30
PRFEE	0.50
WDEED	9.00
TOTAL	45.80
CHECK	45.80

12/21/88 01 12:05 0001 9918

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95598

IDENTIFICATION REFERENCE

DEC 21 12 05 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 166069