File 59

This Instrument Prepared By:
KING & BALLOW
1200 Noel Place
200 Fourth Avenue North
Nashville, Tennessee 37219-0373
(615) 259-3456

Address New Owner:

DAPHENE HEWITT and
BARBARA KING
1207 Eastdale Drive
Nashville, TN 37216

Send Tax Statements To:

Same

Map & Parcel No.:
072-03-0 301.00

Field Book:
15DZ 09665

BOOK 7983 PAGE 429

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments made and provided for in an Installment Deed dated March 11, 1981, executed by HELEN GOODLOE to HAROLD REEVES, Trustee, which is recorded in Book 5720, page 395, Register's Office for Davidson County, Tennessee; and,

WHEREAS, FRANK S. KING, JR. has been appointed Substitute Trustee by the owner and holder of said note, etc. by an instrument of record in Book 7940, Page 535, said Register's Office; and,

WHEREAS, the entire indebtedness was declared due and payable, and payment not having been made as demanded, and having been requested so to do by the lawful holder and owner of the indebtedness secured by said Installment Deed, I, FRANK S. KING, JR., Trustee, caused said real estate to be advertised in accordance with the provisions of said Installment Deed, advertising that said property would be sold at Nashville, Davidson County, Tennessee, at the front door of the Courthouse, Public Square, to the highest, best and last bidder for cash, in bar of all equities of redemption, homestead, dower, and all other rights and exemptions of every kind, all of which were waived in said Installment Deed; but subject to any and all mortgages, liens, claims and unpaid taxes that might be a lien against the property, and at the time and place stated in said advertisement, I, FRANK S. KING, JR., Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of $32,500.00 by DAPHENE HEWITT and BARBARA KING, and said property was knocked off and sold to DAPHENE HEWITT and BARBARA KING, share and share alike.

NOW, THEREFORE, in consideration of the premises and the sum of $32,500.00, cash in hand paid by DAPHENE HEWITT and BARBARA KING, I, FRANK S. KING, JR., Trustee, have this day bargained and sold and by these presents do transfer and convey to DAPHENE HEWITT and BARBARA KING, their heirs, successors and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

> BEING the easterly one-half of Lot No. 102 on the Map of Inglewood Place, as of record in Book 332, page 101, Register's Office for Davidson County, Tennessee.
>
> SAID part of Lot No. 102 fronts 50 feet on the southerly side of Greenfield Avenue and runs back between parallel lines 189.75 feet to a dead line.

BEING the same property conveyed to HELEN GOODLOE by deed from DAPHENE HEWITT and BARBARA KING of record in Book 5720, Page 392, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to DAPHENE HEWITT and BARBARA KING, their heirs, successors and assigns forever.

And I covenant with the said DAPHENE HEWITT and BARBARA KING that I am lawfully seized and possessed of said real estate as Trustee only, and by the terms of the abovementioned Deed of Trust, have a good right to sell and convey the same, and that the same is unencumbered, except for any and all prior liens, mortgages, claims and unpaid taxes that may be a lien against the said real estate.

I further covenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to DAPHENE HEWITT and BARBARA KING, their heirs, successors and assigns, against the lawful claims of all persons claiming by or through me as Trustee, but no further or otherwise; it being my intention only to convey to Grantees no greater title in the subject real estate than I received as Trustee.

WITNESS my hand this 13 day of November, 1989.

FRANK S. KING, JR.
Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Sherry Nicholson, a Notary Public in and for the State and County aforesaid, Frank S. King,

Jr., Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at Nashville, Tennessee, this the 13th day of November, 1989.

Sherry Nicholson
NOTARY PUBLIC

My Commission Expires:
My Commission Expires 3-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,500.00
Sherry Nicholson
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF November 1989.
Deputy Register

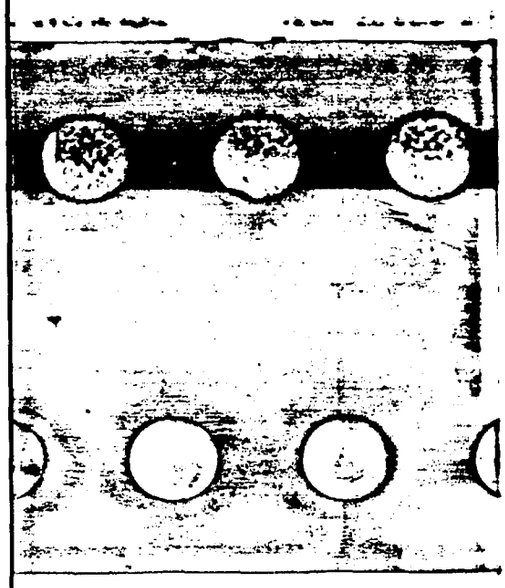
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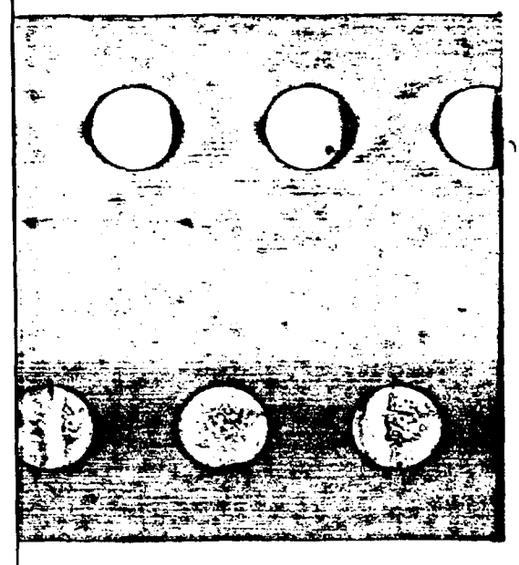
81765

IDENTIF. TREFERENCE

Nov 14 11 46 AM '89

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7983 PAGE 432

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	32500.00
CON TX	107.25
PRFEE	1.00
WDEED	9.00
TOTAL	117.25
CHECK	117.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 1444 0001 4098

81765

IDENTIF. REFERENCE

Nov 14 11 46 AM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 266935