mail

~~RETURN TO~~:

Third National Bank
in Nashville
c/o Steve Napier
444 James Robertson Parkway
Nashville, Tennessee 37219

THIS INSTRUMENT PREPARED BY:

GARY R. THOMPSON, ATTORNEY
Third National Bank in Nashville
P.O. Box 2704, Uptown Station
Nashville, Tennessee 37219

BOOK 8064 PAGE 462

SUCCESSOR TRUSTEE'S DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:

Third National Bank
in Nashville
c/o Steve Napier
444 James Robertson Parkway
Nashville, Tennessee 37219

SEND TAX BILLS TO:

Third National Bank in Nashville
c/o Steve Napier
444 James Robertson Parkway
Nashville, Tennessee 37219

MAP PARCEL NUMBERS: 82-9-103, Field Book No. 1W-11685.

THIS INSTRUMENT made and entered into this 9th day of March, 1990, by and between Gary R. Thompson, Successor Trustee, and Third National Bank in Nashville, hereinafter referred to as "Grantee".

W I T N E S S E T H:

WHEREAS, by deed of trust executed on the 17th day of March, 1990, of record in Book 7798, Page 952, Register's Office for Davidson County, Tennessee, Venus Properties, Inc., conveyed certain real property to Paul R. White, Trustee, for the purpose of securing the indebtedness described therein; and

WHEREAS, the original Trustee elected not to serve and the owner and holder of the note evidencing the aforesaid indebtedness, as provided in said deed of trust and by instrument of record in Book 8043, Page 914, Register's Office for Davidson County, Tennessee, appointed Gary R. Thompson as Successor Trustee and vested him with all of the rights, powers and privileges of the original Trustee named in said deed of trust; and

WHEREAS, the indebtedness secured by said deed of trust was not paid as agreed, but default was made, and thereupon, at the request of Third National Bank in Nashville, the holder of said indebtedness, the Successor Trustee did commence foreclosure of said property pursuant to the provisions of said deed of trust; and

WHEREAS, on Friday, the 9th day of March, 1990, at 12:00 o'clock noon at the south front door of the Metro Courthouse in

Nashville, Tennessee, said Successor Trustee offered said real estate for sale, subject to all restrictions of record, all unpaid taxes and any other prior mortgages and liens of record, and free from the statutory right of redemption, homestead, dower, and all other exemptions and martial rights, all of which were expressly waived and conveyed in the aforesaid deed of trust, and after being cried for a reasonable time, the property was sold to the highest and best bidder, the same being the Grantee, for the sum of $84,000.00, and said sum was in hand paid and then applied as by said deed of trust directed.

NOW, THEREFORE, this deed further witnesseth:

THAT for and in consideration of the said Grantee's having paid the Successor Trustee the sum of $84,000.00, the receipt of which is hereby acknowledged, the Successor Trustee has this day bargained and sold and does hereby sell, transfer and convey unto the said Grantee, its successors and assigns, forever, the following described real property in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being the northerly 40 feet of Lot No. 7 and the southerly 30 feet of Lot No. 8 in Pleas A. Smith's Subdivision of Lots 24 and 27 inclusive of D. T. McGavock's First Addition to North Nashville, a plan of which subdivision is of record in Book 57, page 38, said Register's Office.
>
> Said north part of Lot No. 7 and the south part of Lot No. 8 front together 70 feet on the easterly side of Fourth Avenue, North, formerly Cherry Street, and extend back between parallel lines, 177 feet to an alley, more or less.
>
> Being the same property conveyed to Venus Properties, Inc. by Installment Deed from Fred D. Ownby and wife, Allie Ownby of record in Book 7633, page 204, Register's Office for Davidson County, Tennessee.
>
> This is improved property located at 1414 Fourth Avenue, North, Nashville, Tennessee 37210.

TO HAVE AND TO HOLD the aforesaid real property and any improvements thereon unto the said Grantee, its successors and assigns, in fee simple, forever, and in bar of all rights of redemption.

AND said Successor Trustee does hereby transfer, assign and set over unto the said Grantee all of the covenants and warranties in the aforesaid deed of trust and does hereby

transfer, sell and convey unto said Grantee every right, title and interest which he as Successor Trustee holds by virtue of the said deed of trust and his appointment.

WITNESS the signature of the Successor Trustee on this the 9th day of March, 1990.

Gary R. Thompson

GARY R. THOMPSON
Successor Trustee
P.O. Box 2704, Uptown Station
Nashville, Tennessee 37219
Telephone: (615) 748-5946

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Catherine Carter, a notary public in and for the aforesaid state and county, the within named Gary R. Thompson, Successor Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and executed the within instrument for the purposes therein contained.

Witness my hand and affixed seal in Nashville, Davidson County, Tennessee, this 9th day of March, 1990.

Catherine Carter

NOTARY PUBLIC

MY COMMISSION EXPIRES:

March 27, 1993

2270 03/14 0101 03CHECK 287.20

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $. 84,000.00

Affiant

Subscribed and sworn to before me, this the 9th day of March, 1990.

Virginia Daniel

Notary Public

My Commission Expires:

Nov. 12, 1990

(Affix Seal)

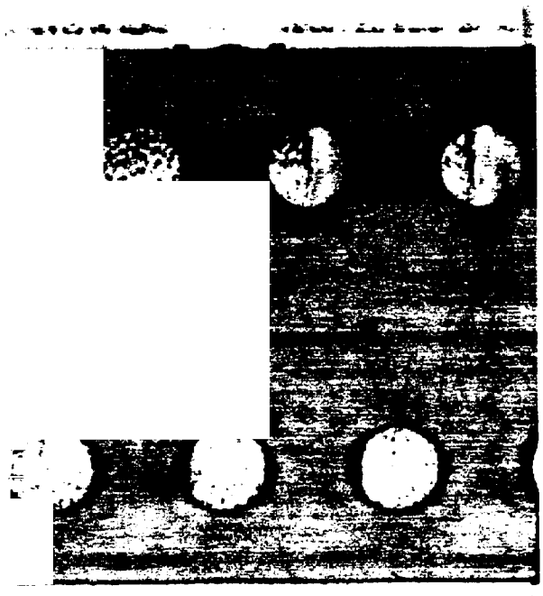
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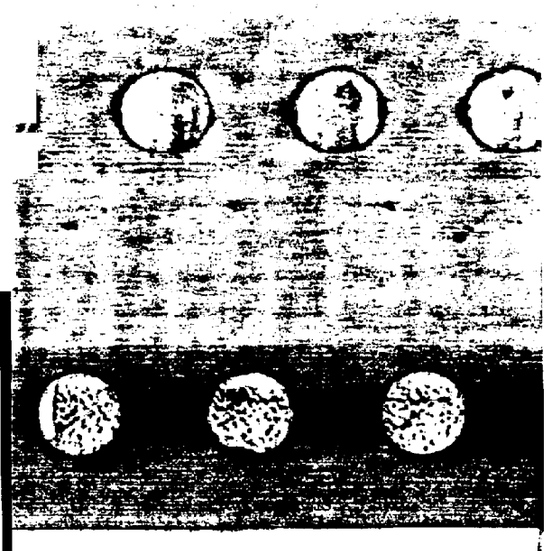
IDENTIF. REFERENCE

Mar 14 11 14 AM '90

DAVIDSON COUNTY TENN.

I U 6 6 3





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

RECEIVED OF _____

FOR _____

BOOK 8064 PAGE 465

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 84000.00
CON TX 277.20
PRFEE 1.00
MDEED 9.00
TOTAL 287.20
CHECK 287.20

03/14/90 01 11:12 0001 2270

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0663

IDENTIF. REFERENCE

MAR 14 11 14 AM '90

DAVIDSON COUNTY TN.

No. 300738