mail

Prepared by: M. Wesley Hall, III
Thomas Patrick Wall, III
Attorneys at Law
223 Madison Street
Madison, TN 37115

ADDRESS NEW OWNER:	SEND TAX STATEMENTS TO:	MAP/PARCEL NO.
Alice W. Jew	Alice W. Jew	81-6 455
1138 Shelton Ave	1138 Shelton Ave	8DA-5185
Nashville, Tn 37216	Nashville, Tn 37216	

TRUSTEE'S DEED BOOK 8083 PAGE 392

WHEREAS, default was made in the terms, conditions and payments, made and provided for in a Deed of Trust dated February 24, 1989, executed by Robert Lee Jackson to M. Wesley Hall, III, Trustee, which is recorded in Book 7782, page 332, Register's Office of Davidson County, Tennessee; 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 Deed of Trust, I, M. Wesley Hall, III, Trustee, caused said real estate to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 noon, Friday, April 6, 1990, at the front door of the Metropolitan Courthouse, Nashville, Davidson County, Tennessee, 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 Deed of Trust; 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, M. Wesley Hall, III, Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of Twenty one thousand and no/100 Dollars ($21,000.00) by Alice W. Jew and said property was knocked off and sold to Alice W. Jew

NOW, THEREFORE, in consideration of the premises and the sum of Twenty one thousand and no/100 Dollars ($21,000.00) cash in hand paid by Alice W. Jew, I, M. Wesley Hall, III, Trustee, have this day bargained and sold and by these presents do transfer and convey to Alice W. Jew, their heirs, successors and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

Being Lot No. 4 on the Plan of Subdivision of part of Lot No. 16 of the Nichol property in the 8th, formerly 13th Civil District of Davidson County, Tennessee, as of record in Plan Book 2, page 49, Chancery Court at Nashville.

Said Lot No. 4 fronts 50.14 feet on the northerly side of Buchanan Street, formerly Hydes Ferry Road and runs back 161 feet, more or less, to an alley, measuring 50 feet thereon.

Being the same property conveyed to Robert Lee Jackson by deed from Alice W. Jew of record in Book 7782,, page 329, Register's Office for Davidson County, Tennessee.

This is improved property known as 2308 Buchanan Street, Nashville, Tennessee 37208.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to Alice W. Jew, their heirs, successors and assigns, forever.

And I covenant with the said Alice W. Jew, that I am lawfully seized and possessed of said real estate as Trustee only, and by the terms of the above mentioned 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 Alice W. Jew, 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 Grantee(s) no greater title in the subject real estate than I received as Trustee.

WITNESS my hand this 6 day of April, 1990.

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

Witness my hand and official seal at Nashville, Tennessee, this 6th day of April, 1990.

NOTARY PUBLIC

Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $21,000.00.

AFFIANT

Subscribed and sworn to before me,
this 6th day of April, 1990.

NOTARY PUBLIC

Commission Expires: My Commission Expires SEPT. 25, 1993

PATRICIA ANN ALEXANDER NOTARY PUBLIC DAVIDSON CO. TENN.

17119

IDENTIF. TREFERENCE

Apr 6 12 24 PM '90

DAVIDSON COUNTY TN.

9076 04/06 0101 03CHECK 79.30

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8083 PAGE 395

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	21000.00
CON TX	69.30
PRFEE	1.00
MDEED	9.00
TOTAL	79.30
CHECK	79.30

04/06/90 01 12:22 0001 9076

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

D 7119

IDENTIF. REFERENCE

Apr 6 12 25 PM '90

DAVIDSON COUNTY TN.

No. 30821