ADDRESS NEW OWNER AND SEND TAX STATEMENTS:
WILLIAM B. O'NEAL, ET UX
P. O. Box 60851
Nashville, TN 37206

THIS INSTRUMENT PREPARED BY:
Hofstetter & Hofstetter, Attys.
Suite 500, 230 Fourth Avenue No.
Nashville, TN 37219

MAP-PARCEL NOS.
27W 15665
083-01-0 429.00

TRUSTEE'S DEED

WHEREAS, default having occurred in the payment on the indebtedness described in, and secured by, Installment Deed, dated July 22, 1988, executed by LAWRENCE J. HENKEL and wife, MARY J. HENKEL, to WILLIAM B. O'NEAL and wife, JANICE A. O'NEAL, grantees of record in Book 7612, Page 542, Register's Office for Davidson County, Tennessee, and the owner of said indebtedness having, in accordance with the provisions of said Installment Deed, declared the entire indebtedness due and payable, I, O. B. HOFSTETTER, JR., TRUSTEE, by the provisions of the said Installment Deed, having been requested by said owner so to do, did after causing notice of the sale to be duly and regularly published in THE NASHVILLE RECORD, a newspaper published in Davidson County, Tennessee, offer for sale at public outcry at the south door of the Court House in Davidson County, Tennessee, at 12:00 o'clock noon, on Friday, August 25, 1989, to the highest bidder, for cash, free from the equity of redemption, homestead, dower, and all other exemptions, which are expressly waived in said Installment Deed, the parcel of real estate described in said Installment Deed; and the bid of Ten Thousand and 00/100ths Dollars ($10,000.00) therefor made by William B. O'Neal and wife, Janice A. O'Neal, being the best bid received, said property was struck off and sold to the said William B. O'Neal and wife, Janice A. O'Neal.

NOW, THEREFORE, I, O. B. Hofstetter, Jr., Trustee, by virtue of the power and authority aforesaid, and in consideration of the premises and of the said sum of $10,000.00 cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, paid by William B. O'Meal and wife, Janice A. O'Neal, have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM B. O'NEAL and wife, JANICE A. O'NEAL, their successors and assigns, the aforementioned parcel of real estate located in Davidson County, Tennessee, and described as follows:

> Being Lots Nos. 13 and 14, on the Map of the Subdivision of part of the Weakley Home Place of record in Book 421, Page 36, Register's Office for said County.
>
> Said Lots Nos. 13 and 14 front together 79.2 feet on the southerly side of Benjamin Street, and run back between lines 135 feet on the easterly line of Lot No. 14, and 139.7 feet on the westerly line of Lot No. 13 to an alley on which they measure 111 feet.
>
> Being the same property conveyed to Anthony R. Bush and wife, Sandra R. Bush, by deed from Larence J. Henkel and wife, Mary J. Henkel, of record in Book 7612, Page 542, Register's Office for Davidson County, Tennessee.

Said property being improved and known as
1402 Benjamin Street, Nashville, TN 37206.

TO HAVE AND TO HOLD the said parcel of real estate, together with the title, estate, interest, and appurtenances thereto belonging to the said Grantees, their heirs and assigns.

And I further transfer and convey unto the said Grantees, their heirs and assigns, all the rights and benefits to the covenants and warranties contained in the said Installment Deed insofar as I, O. B. Hofstetter, Jr., Trustee as aforesaid, can legally do, but no further and not otherwise.

WITNESS my hand this 30th day of August, ~~1989~~.

O. B. Hofstetter, Jr., 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 O. B. Hofstetter, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowedged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of August, 1989.

Notary Public Eunice Miller

My commission expires: 9/9/89

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $10,000.00.

Affiant

Subscribed and sworn to before me,
this 30th day of August, 1989.

Eunice Miller
Notary Public

My commission expires: September 9, 1989

0713 08/17 0101 03CHECK 40.00

MAIL END

DEC 17 8 22 AM '90

50096

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8176 PAGE 605

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	10000.00
CON TX	33.00
PRFEE	1.00
WDEED	6.00
TOTAL	40.00
CHECK	40.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/17/90 01 08:24 0001 0713

50096

IDENTIFICATION REFERENCE

AUG 17 8 22 AM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 347136