THIS INSTRUMENT PREPARED BY:
Jack Green, Attorney at Law
141 Thompson Lane
Nashville, TN. 37211

BOOK 8198 PAGE 769

TRUSTEE'S DEED

FROM: Jack Green, Trustee

TO: Willie F Smith and wife,
Bertha P. Smith

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

The actual consideration or value, whichever is greater for this transfer is $ 9,000.00 .

Willie F Smith
Affiant

Sworn to and subscribed before me this 14th day of September, 1990.

My Commission Expires: 7-23-94

Peggy M Beasley
Notary Public

Address New Owner	Send Tax Bills To:	Map-Parcel Numbers
Willie F. Smith, et ux 1200 Saturn Dr. Nashville, TN. 37217	SAME	106-13 Par 197

THIS INSTRUMENT entered into this 14th day of September, 1990, by and between **Jack Green, Trustee,** Party of the First Part and Party of the Second Part:

WHEREAS, by Deed of Trust dated the 26th day of June, 1987, of record in Book 7281, Page 23, Register's Office for Davidson County, Tennessee. WHEREAS, Gary Payne and wife, Peggy Payne conveyed to Jack Green, as Trustee, the hereinafter described real estate to secure one note in the principal amount of $17,995.00 and payable in 132 monthly installments of $225.30 each, beginning with the 1st day of August 1987, and payable on the 1st day of each month thereafter until paid in full, and

WHEREAS, default was made in the payment of said note and Deed of Trust, the holder thereof having directed the First Party to sell said property as provided by said Deed of Trust, the First Party did, cause foreclosure notices to be published once a week for three consecutive weeks beginning the week of August 20, 1990 in the Nashville Record, a newspaper for Davidson County, Tennessee, in accordance with State Law and the aforementioned Deed of Trust and said publication did advertise said property to be sold on the 14th day of September 19 90, and pursuant to said notice, on this date during the legal hours, and at 12:00 noon the First Party offered said property for sale at the courthouse door in Nashvile, Davidson County, Tennessee, after receiving competitive bids sold said property to Party of the Second Part at the price of $ 9,000.00, this being the highest, last and best bid.

The First Party has this day bargained and sold, and does hereby sell, transfer, and convey unto the second party, its heirs and assigns, the following described real estate located in Davidson County, Tennessee, and more particularly described as follows, to wit:

LAND in the Sixth Civil District of Davidson County, Tennessee, being Lot No. 56 on the Plan of Sadler Place, as of record in Book 332, Page 31 Register's Office for Davidson County, Tennessee, more particularly described as follows:

SAID Lot No. 56 fronts 50 feet on the westerly side of Sadler Avenue and runs back between parallel lines 165 feet to an alley.

BEING the same property conveyed to Gary Payne and wife Peggy Payne by Deed from Willie F. Smith and wife, Bertha Smith of record in Book 7281, Page 20, Register's Office for Davidson County,, Tennessee.

To have and to hold the aforesaid real estate, together with all improvements thereon unto Party of the Second Part, its heirs and assigns, in fee simple, forever and in bar of all right or equity of redemption.

AND the First Party, as Successor Trustee, does hereby transfer, assign and set over unto the Second Party, all of the covenants and warranties contained in the aforesaid Deed of Trust and instrument appointing him as Substitute Trustee, and does hereby warrant the title as fully as he is authorized to do as such Trustee, but no further or otherwise.

WITNESS, the signature of the First Party of this, the date and day first above written.

Jack Green
Trustee

0086 09/19 0101 03CHECK 36.70

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 **Jack Green, 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.

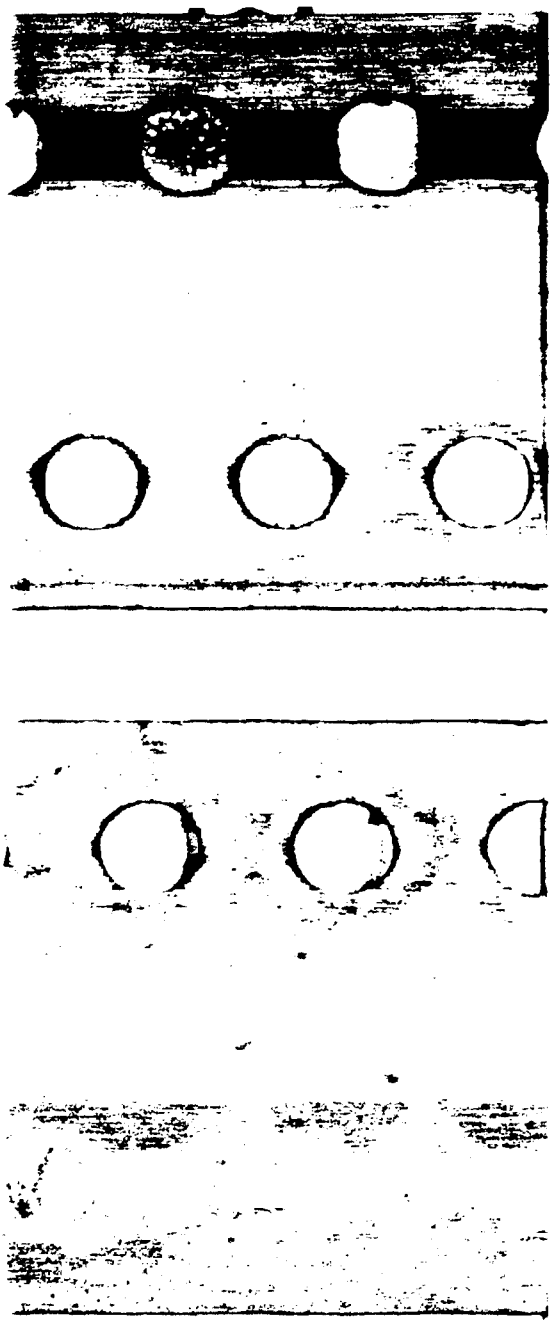
WITNESS my hand and official seal at Nashville , Tennessee, this the 14 day of September , 19 90 .

Peggy M. Bandy
Notary Public

My Commission Expires: 7-23-94

SEP 19 9 22 AM '90

58353



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8198 PAGE 771

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	9000.00
CON TX	29.70
PRFEE	1.00
WDEED	6.00
TOTAL	36.70
CHECK	36.70

09/19/90 01 09:26 0001 0086

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58353

IDENTIFICATION

SEP 19 9 22 AM '90

FELIX Z WILSON, II
(DAVIDSON COUNTY)

No. 356718