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

Address New Owner:

LARRY J. BURGE
383 Hogans Branch Road
Goodlettsville, TN 37072

Send Tax Statements To:

Same as New Owner

Map & Parcel:

Map 83-13; Parcel 493
Map 83-13; Parcel 494
Map 83-13; Parcel 495

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments made and provided for in a Deed of Trust dated July 2, 1984, executed by DOUGLAS S. HALL and wife, MIMI K. HALL, to HARLAN DODSON, III, Trustee, which is recorded in Book 6330, page 6, 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 8242, Page 321, 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 Deed of Trust, I, FRANK S. KING, JR., Substitute 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 on December 24, 1990, at 10:00 a.m., prevailing time, at the front door of the Courthouse of Davidson County, Tennessee, to the highest, best and last bidder for cash, in bar of all right of homestead, equity of redemption, statutory right of redemption and all other rights and exemptions of every kind, including, but not limited to, a statutory right to an elective share in the Property; 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., Substitute Trustee, personally appeared and offered said property for sale at public

outcry and the highest, best and last bid received was the sum of $130,673.31, by LARRY J. BURGE, and said property was knocked off and sold to LARRY J. BURGE.

NOW, THEREFORE, in consideration of the premises and the sum of $130,673.31, cash in hand paid by LARRY J. BURGE, I, FRANK S. KING, JR., Substitute Trustee, have this day bargained and sold and by these presents do transfer and convey to LARRY J. BURGE, his successors, heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

> Being Lots Nos. 1 to 5 inclusive, on the Map of Blakemore and Park's Shelby Avenue Addition, of record in Book 57, page 151, Register's Office for said County.
>
> Said lots adjoin and front together 260 feet on the northerly side of Shelby Avenue and run back between parallel lines, Lot No. 1 running back along the westerly margin of 16th Street; 153 feet to an alley.
>
> BEING the same property conveyed to DOUGLAS S. HALL by deed from LARRY J. BURGE, of record in Book 6330, page 1, Register's Office for Davidson County, Tennessee.
>
> BEING the same property conveyed to ROBERT A. HANUSOVSKY by deed from BOBBY R. MOREFIELD AND ANN C. MOREFIELD, of record in Book 7808, page 588, 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 LARRY J. BURGE, his successors, heirs and assigns forever.

And I covenant with the said LARRY J. BURGE that I am lawfully seized and possessed of said real estate as Substitute 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 as aforementioned and except for an installment deed executed by LARRY J. BURGE to THEODORE H. PAILET, TRUSTEE, of record in Book 5508, page 325, Register's Office for Davidson County, Tennessee, and except for any and all prior liens,

Book 8263 Page 985 Was Missing

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

RECEIVED OF _____

FOR _____

BOOK 8263 PAGE 986

| | | |
|---|---|---|
| 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 130673.31
CON TX 431.31
PRFEE 1.00
WDEED 9.00
TOTAL 441.31
CHECK 441.31

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/26/90 01 16:21 0001 2045

81-808

IDENTIF. REFERENCE

DEC 26 4 21 PM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 384431