BOOK 8418 PAGE 814

W3:MF380

FROM: Stephen C. Baker
Substitute Trustee

TO: James Allen Crawford, III and wife,
Nancy King Crawford
James Allen Crawford, Jr. and wife,
Barbara Woodard Crawford

Address New Owner as follows: Send Tax Bills to: Map-Parcel No.
James Allen Crawford, III Same 104-12; 65
and wife, Nancy King Crawford
and James Allen Crawford, Jr.
and wife, Barbara Woodard Crawford
116 Chaparral Drive
Hendersonville, TN 37075

This instrument prepared by: DEARBORN & EWING, Suite 1200, One Sovran Plaza, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $95,700.00

Stephen C Baker
Affiant

Subscribed and sworn to before me, this the 8th day of August, 1991.

Marilyn Lytle
Notary Public

My Comm. Expires: 3-27-93

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated June 27, 1986, of record in Book 6904, page 397, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", R & M Real Estate conveyed to Scott C. Williams, Trustee, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record in Book 8395, page 653, Register's Office for Davidson County, Tennessee, appointed Stephen C. Baker of Nashville, Tennessee, Substitute Trustee, in the place and stead of Scott C. Williams, Trustee; and

WHEREAS, the owner and holder of the indebtedness directed Stephen C. Baker, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Stephen C. Baker, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 12:00 Noon, on Thursday, August 8, 1991, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, to the highest bidder for cash, at public outcry, free from all legal and equitable rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which are expressly waived in the Deed of Trust; and the

advertisement of sale was duly published in The Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on July 18, 1991, July 25, 1991, and August 1, 1991; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, James Allen Crawford, III and wife Nancy King Crawford and James Allen Crawford, Jr. and wife, Barbara Woodard Crawford, were the highest and best bidder;

NOW, THEREFORE, the undersigned, Stephen C. Baker, Substitute Trustee, pursuant to the bid of James Allen Crawford, III and wife Nancy King Crawford and James Allen Crawford, Jr. and wife, Barbara Woodard Crawford, acknowledges receipt of the sum of Ninety Five Thousand Seven Hundred and No/100 Dollars ($95,700.00), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto James Allen Crawford, III and wife Nancy King Crawford as to a one-half (1/2) undivided interest and James Allen Crawford, Jr. and wife, Barbara Woodard Crawford as to a one-half (1/2) undivided interest, their heirs, successors and assigns, the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 3 of W. W. Dillons Subdivision of Lots 1 and 2, of George I. Waddey's Subdivision of record in Book 332, page 115, Register's Office, Davidson County, Tennessee.

Said Lot No. 3 fronts 50 feet on the west side of Hillsboro Pike or 21st Avenue, South, and runs back westwardly and between parallel lines 165 feet to an alley.

Being the same property conveyed to R & M Real Estate, a Tennessee general partnership, by quitclaim deed from Rupert M. Marigza, of record in Book 6854, page 352, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to James Allen Crawford, III and wife Nancy King Crawford as to a one-half (1/2) undivided interest and James Allen Crawford, Jr. and wife, Barbara Woodard Crawford as to a one-half (1/2) undivided interest, their heirs, successors and assigns, forever; and Stephen C. Baker, Substitute Trustee, does hereby transfer, assign, and set over unto James Allen Crawford, III and wife Nancy King Crawford as to a one-half (1/2) undivided interest and James Allen Crawford, Jr. and wife, Barbara Woodard Crawford as to a one-half (1/2) undivided interest, all of his right, title and interest in the said property as Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Stephen C. Baker, Substitute Trustee, has executed this instrument on this the 8th day of August, 1991.

Stephen C. Baker
Substitute 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 Stephen C. Baker, Substitute Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 8th day of August, 1991.

Marilyn J. Lytle
NOTARY PUBLIC

MARILYN J. LYTLE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3-27-93

3856 I.
IDENTIFICATION REFERENCE
AUG 12 2 02 PM '91
PICK-UP

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8418 PAGE 817

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 95700.00
CON TX 354.09
PRFEE 1.00
WDEED 9.00
TOTAL 364.09
CHECK 364.09

08/12/91 01 14:03 0001 2979

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38561

IDENTIFICATION REFERENCE

Aug 12 2 02 PM '91

No. 449538