THIS INSTRUMENT PREPARED BY JAMES A. CARNEY, ATTORNEY, 905 STAHLMAN BUILDING, NASHVILLE, TENNESSEE 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $36,007.27.

John Sneed Jones, Jr., Affiant

Subscribed and sworn to before me on this the 19th day of August, 1991.

NOTARY PUBLIC
My Commission Expires: 2-23-94

Name & Address of Property Owner:	Name & Address of Person or Entity Responsible for the Payment of Real Property Taxes:	Map-Parcel Numbers:
John Sneed Jones, Jr., et ux PO Box 301 Brentwood, TN 37024-301	NO MORTGAGE ESCROW SEND TAX BILLS TO: SAME	Map 133-01 Parcel 224 06DA 38813

MAIL

TRUSTEE'S DEED

WHEREAS, by Installment Deed by John Sneed Jones, Jr. and wife, Brenda G. Jones to David D. Watts and wife, Peggy G. Watts, and Mary Wynne, of record in Book 7623, Page 427, Register's Office for Davidson County, Tennessee, in which Installment Deed, Grantees joined and conveyed the hereinafter described property to Bob Herrman, Trustee, to secure a promissory note described in said Installment Deed; and,

WHEREAS, default was made in the payments and conditions of said note and the owner and holder of said note instructed the said Bob Herrman, Trustee, to institute foreclosure proceedings as provided in the terms of said instrument; and,

WHEREAS, the said Bob Herrman, Trustee, did advertise in accordance with the provisions of said Installment Deed giving notice of an intent to sell said property at the South door of the Courthouse in Nashville, Davidson County, Tennessee, on Monday, August 19, 1991 at 12:30 o'clock p.m.; and,

WHEREAS, at the time and place stated in said advertisement, the said Bob Herrman, Trustee, offered the property, hereinafter described, for sale to the highest and best bidder for cash at public outcry, free from the statutory right of redemption, equity of redemption, homestead, dower and all other exemptions which were expressly waived in said Installment Deed, but subject to any and all unpaid real estate taxes and superior liens of record; and,

WHEREAS, on said date at the time and place stated in said advertisement and on said terms, I, Bob Herrman, Trustee, offered for sale and sold said

property to John Sneed Jones, Jr. and wife, Brenda G. Jones, for Thirty Six Thousand Seven -------- And 27/100 -------- ($36,007.27) Dollars ---------- which amount was the highest, best and last bid.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of Thirty Six Thousand Seven ---------- And 27/100 ---------- ($36,007.27) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, Bob Herrman, Trustee, do hereby bargain and sell, and by these presents, transfer and convey unto the said John Sneed Jones, Jr. and wife, Brenda G. Jones, their heirs and assigns, the following described real property in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 446 in the Second Plan of Sunrise Heights Addition as of record in Book 421, page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 446 fronts 50 feet on the west side of Mays Street and extends back westwardly 150.3 feet on the south side and 155.2 feet on the north side to an alley and measures 50.3 feet on said alley.

Being the same property conveyed to David D. Watts and wife, Peggy G. Watts, and Mary Wynne, as tenants by the entireties with the right of survivorship, in fee simple in the last survivor of them, by deed from John Sneed Jones, Jr. and wife, Brenda G. Jones, of record in Book 7623, page 427, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY, known as 3411 Mays Street, Nashville, Tennessee 37211

TO HAVE AND TO HOLD said property with the appurtenances, estate, title and interest thereto belonging to the said John Sneed Jones, Jr. and wife, Brenda G. Jones, Grantees, their heirs and assigns forever, but subject to any and all real estate taxes and superior liens of record.

I herewith assign to said Grantees any and all warranties held by me as Trustee, but not otherwise.

WITNESS my hand on this the 19th day of August, 1991.

Bob Herrman Trustee

BOB HERRMAN, Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bob Herrman, Trustee, the within named 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 on this the 19th day of August, 1991.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-23-94

40005

IDENTIFICATION REFERENCE

AUG 19 1 30 PM '91

4679 08/19 0101 03CHECK 143.20



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

RECEIVED OF _____

FOR _____

BOOK 8423 PAGE 170

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 36007.27
CON TX 133.20
M RELS 1.00
ERR CO
M RELS 1.00-
PRFEE 1.00
WDEED 9.00
TOTAL 143.20
CHECK 143.20

08/19/91 01 13:31 0001 4679

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



40005.

IDENTIFICATION REFERENCE

Aug 19 1 30 PM '91

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

No. 451206