BOOK 43

BOOK 8471 PAGE 464

5.7.11.1

TRUSTEE'S DEED

This instrument prepared by:
Adams, Taylor, Philbin, Pigue & Marchetti
One Union Street
Nashville, Tennessee 37201

IDENTIFICATION REFERENCE

OCT 25 3 02 PM '91

Michael J. Philbin,
Successor-Trustee

to

Auto Glass Employees
Federal Credit Union
6201 Centennial Blvd.
Nashville, Tennessee 37209
SEND TAX BILLS HERE
NO MORTGAGEE

Map #42-9
Parcel #14
Field Book #11D 01340

REC: 10/25 0101 03CHECK 192.00

WHEREAS, Charles C. Harris and wife, Barbara B. Harris executed a deed of trust on the 27th day of May, 1986, which was recorded in Book 6883, Page 357, Register's Office of Davidson County, Tennessee, conveying to Ray H. Bass, Trustee(s), the property hereinafter described to secure the payment of a promissory note referred to in said deed of trust; and

WHEREAS, Michael J. Philbin was appointed Successor-Trustee, said appointment being recorded in Book 8443, Page 601, Register's Office of Davidson County, Tennessee; and

WHEREAS, default occurred in the performance of the terms of said Promissory Note and/or the Deed of Trust securing the same and the noteholder in accordance with the provisions therein declared the entire indebtedness due and payable and requested the Trustee, the GRANTOR herein, advertise and sell the property; and

WHEREAS, the sale was advertised as required by law and in accordance with the terms of the Deed of Trust, by giving twenty-one (21) days notice by three (3) successive weekly publications appearing in The Nashville Record, a newspaper published and circulated in Davidson County, Tennessee; and pursuant to the advertisement, the sale was held at the time and place advertised, to-wit: October 21, 1991 at 10:00 A.M. at the front door of the courthouse in Nashville, Davidson County, Tennessee, at public outcry to the highest and best bidder for cash in bar of all equities of redemption, the statutory right of redemption, homestead, dower and all other rights or exemptions of every kind, all of which were hereby expressly waived in said Deed of Trust; and

WHEREAS the GRANTEE herein, Auto Glass Employees Federal Credit Union, being the highest and best bidder at said sale with a bid of FIFTY THOUSAND AND NO/100 DOLLARS ($50,000.00), was duly declared the purchaser.

NOW, THEREFORE, in consideration of the premises and the further consideration of FIFTY THOUSAND AND NO/100 DOLLARS ($50,000.00), paid by Auto Glass Employees Federal Credit Union, the receipt of which is hereby acknowledged, I, Michael J. Philbin, Successor-Trustee, have this day bargained and sold and by these presents do hereby transfer and convey unto Auto Glass Employees Federal Credit Union, its successors and assigns, the following tract of land situated in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Being Lot No. 24, Section I, Kemper Heights, a plan of which is of record in Book 2331, Pages 65 and 66, Register's Office for said County.

Said Lot No. 24 fronts 166.7 feet on the south side of Old Hickory Boulevard and runs back between lines 305 feet on the west side and 168.1 feet on the east side to a line in the rear measuring 222.9 feet thereon.

Being the same property conveyed to Charles C. Harris and wife, Barbara B. Harris, by deed of record in Book 6298, Page 243, and subsequently conveyed to Goldie Harris, by quitclaim deed of record in Book 8058, Page 541, Register's Office for Davidson County, Tennessee.

This is improved property also known as 857 W. Old Hickory Blvd., Madison, Tennessee 37115.

TO HAVE AND TO HOLD said real estate together with the appurtenances, estate, title and interest thereunto belonging to the said Auto Glass Employees Federal Credit Union, its successors and assigns forever as fully and completely as the Successor-Trustee can or ought to convey under the power vested in the Trustee in said Deed of Trust and his appointment as Successor-Trustee; and said Successor-Trustee, the Grantor herein, does hereby transfer and assign to Auto Glass Employees Federal Credit Union, its successors and assigns all the warranties and covenants made in said Deed of Trust.

This conveyance is made subject to all matters shown on any applicable recorded Plan; any unpaid taxes; any restrictive covenants, easements or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; and any prior liens or encumbrances as well as any priority created by a fixture filing; and subject to any matter that an accurate survey of the premises might disclose.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Michael J. Philbin, Successor-Trustee, has hereunto set his hand this 21st day of October, 1991.

Michael J. Philbin, Trustee

Michael J. Philbin,
Successor-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 Michael J. Philbin, Successor-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 21st day of October, 1991.

Janice M. Cheng
NOTARY PUBLIC

My Commission Expires: May 20, 1992

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration of value, whichever is greater for this transfer is $50,000.00.

Michael J. Philbin
AFFIANT

WITNESS my hand and official seal at Nashville, Tennessee, this 21st day of October, 1991.

Janice M. Cheng
NOTARY PUBLIC

My Commission Expires: May 20, 1992

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8471 PAGE 466

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 50000.00
				CON TX 185.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 192.00
				CHECK 192.00
10/25/91	01			15:01 0001 6081

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.1.1.

IDENTIFICATION REFERENCE

Oct 25 3 01 PM '91

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

No. 470789