THIS INSTRUMENT WAS
PREPARED BY:
William Timothy Hill
12th Floor, First American Center
Nashville, TN 37238

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 500.00

Affiant

SUBSCRIBED and SWORN to before me, this 20th day of December, 199_.

Notary Public

My Commission Expires: 9-16-95

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cecil Stone and Milton Herring 224 Kennett Road Old Hickory, TN 37138	SAME	105-4 147.1, 148-149

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Roger J. Gonzalez, et ux. Mary F. Gonzalez, by Installment Deed dated September 14, 1979, of record in Book 5505, Page 733, Register's Office for Davidson County, Tennessee, conveyed to William G. Traber, Trustee, the hereinafter described real property to secure the payment of a certain Promissory Note (the "Note") described in the Installment Deed, which Note was payable to Cecil Stone and Milton Herring; and

WHEREAS, the undersigned was appointed Substitute Trustee by the owner and holder of the Note by an instrument of record in Book 8486, Page 507, Register's Office for said County; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Note demanded that the Substitute Trustee foreclose the Installment Deed; and

WHEREAS, pursuant to instructions of the owner and holder, the Substitute Trustee advertised said property for sale in accordance with the terms and provisions of the Installment Deed, notices of the time and place of said sale having been published in the Nashville Record on November 21, 1991, November 28, 1991, and December 5, 1991; and

WHEREAS, the Substitute Trustee, as required by the terms of the Installment Deed, offered said property for sale to the highest bidder for cash, at public outcry, at the front door of the Davidson County Courthouse in Nashville, Tennessee at 4:00 p.m. on 13th day of December, 1991 and Cecil Stone and Milton Herring (hereinafter named "Grantee") being the highest and best bidder thereof, became the purchaser of said property for the sum of Five Hundred Dollars ($500.00).

NOW, THEREFORE, I, William Timothy Hill, in his capacity as Substitute Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantee their successors, heirs and assigns, certain real property located in Nashville, Davidson County, Tennessee, more particularly described as follows:

> Land in Davidson County, Tennessee, being all of lots No. 4,5,6,7,8,9,10 and 11 on the Plan of the Subdivision of the Mansion House Lot in Trimble's Addition to Nashville as of record in Book 57, page 84, Register's Office of Davidson County.
>
> Said Lots No. 4,5,6 and 7 front together 180-1/2 feet on the westerly margin of Thomas Street and run back 102 feet to an alley.
>
> Said Lots 8,9,10 and 11 front together 158 3/4 feet on the easterly margin of John Street and run back 102 feet to an alley.
>
> Being the same property conveyed to Cecil Stone and Milton Herring by deed from William M. Redding and wife, Lillian B. Redding and Thomas L. Collie and wife, Margaret Collie, as of record in Book 5283, page 721, said Register's Office.
>
> Also conveyed herewith is an unnumbered alley lying between John Street & Thomas Street extending from alley No. 691 southwardly to Garden Street. Said alley lying east of lots 8,9,10 and 11, and lying west of Lots No. 4,5,6 and 7.
>
> Also conveyed herewith is the southerly one-half of an alley No. 691, being the first alley south of Shepard Street, extending between Thomas Street and John Street. Said alley lying south of lots No. 1,2,and 3 on the Plan of Trimble's Addition to Nashville, as of record in Book 57, page 84, in the Register's Office for said County and lying north of Lot No. 11 and 4 in said Subdivision title to the southerly half of said Alley was acquired by the Grantor by deed of record in Book 3282, page 217, Register's Office for Davidson County, Tennessee.
>
> Said alleys described above were closed by Nashville City ordinance No. 60-133, said ordinance being of record in Minute Book 14, page 202 City Clerk's office, Nashville, Tennessee.
>
> Being the same property conveyed to Roger J. Gonzalez, et ux., Mary F. Gonzalez by Installment Deed from Cecil Stone and Milton Herring, of record in Book 5505, Page 733, Register's Office for Davidson County, Tennessee and further conveyed by Roger J. Gonzalez, et ux., Mary F. Gonzalez by Installment Deed to William G. Traber, Trustee, of record in Book 5608, Page 733, Register's Office for said County; the said William G. Traber, Trustee, having been replaced by William T. Hill, Substitute Trustee, by instrument of record in Book 8488, Page 507, Register's Office for said County.

This conveyance is made subject to the following:

1. All liens, easements and encumbrances, property tax, or any other matters of which are prior in right to the lien of the aforesaid Installment Deed.

TO HAVE AND TO HOLD the aforesaid property free from all legal, equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Installment Deed in as full and complete manner as the undersigned, in his capacity as Substitute Trustee, and not otherwise, has the power to convey the same. William T. Hill, as Substitute Trustee, and not otherwise, warrants the title to said property to the Grantee, its successors, heirs and assigns, against the lawful claims of all persons claiming by, through or under him, but not otherwise.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 16th day of December, 1991.

William T. Hill, 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 William T. Hill, Substitute Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 18 day of December, 1991.

Notary Public

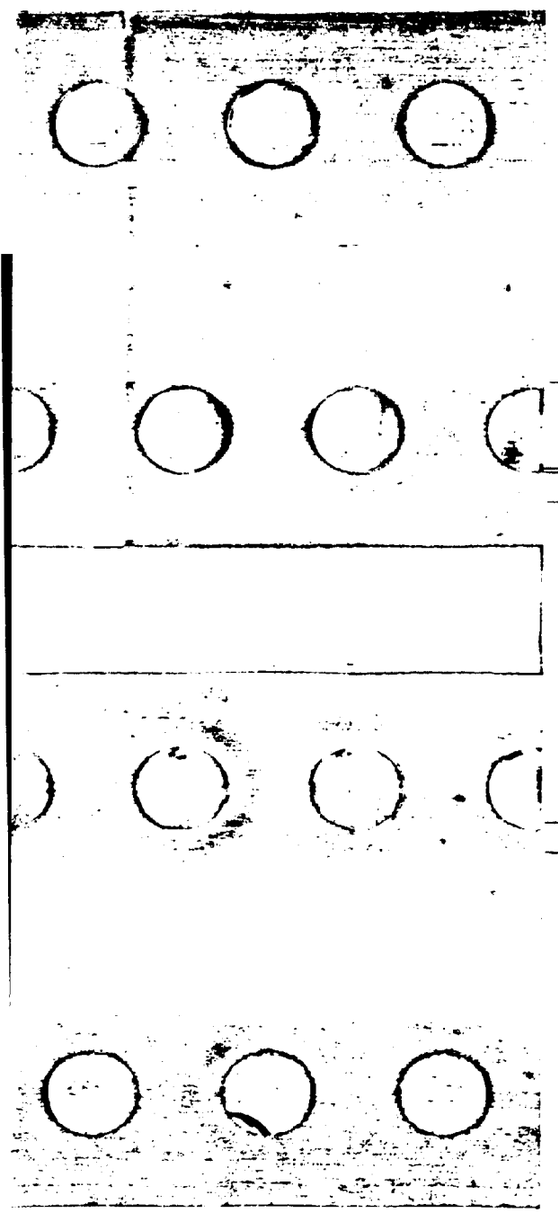
My Commission Expires:

9-16-95

4184 12/20 0101 03CHECK 11-85

7.0863

RECEIVED FOR REFERENCE
Dec 20 8 57 AM '91



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8512 PAGE 38

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	500.00
			CON TX	1.85
			PRFEE	1.00
			WDEED	9.00
			TOTAL	11.85
			CHECK	11.85
12/20/91	01		08:59 0001	4184

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0863.

IDENTIFICATION REFERENCE

DEC 20 8 57 AM '91

No. 486675