BOOK 3693 PAGE 126

THIS INSTRUMENT PREPARED BY:

JAMES A. CARNEY
Attorney at Law
905 Stahlman Building
Nashville, Tennessee 37201

The Name & Address of a Property Owner:	The Name & Address of the Mortgagee:	Map-Parcel Numbers:
J. T. Murphree, et ux 1123 Longwood Loop Mesa Az. 85206	No mortgage Escrow SEND TAX BILLS TO: SAME	Map 81-8 Parcel 90 01W-16380

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Installment Deed by J. T. Murphree and wife, Winifred Murpheee, et al, to Joe Glenn Nunley, of record in Book 5152, page 386, Register's Office for Davidson County, Tennessee, in which Installment Deed Joe Glenn Nunley joined and conveyed the hereinafter described property to Lin S. Williams, Trustee, to secure a promissory note described in said Installment Deed, and Bob Herrman was subsequently appointed as Substitute Trustee by instrument of record in Book page , Register's Office for Davidson County, Tennessee; and

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

WHEREAS, the said Bob Herrman, Substitute 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 Friday, September 17, 1993 at 1:00 o'clock p.m.; and

WHEREAS, at the time and place stated in said advertisement the said Bob Herrman, Substitute Trustee, offered the property hereinafter described for sale to the highest bidder for cash at public outcry, free from the 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, Substitute Trustee, offered for sale and sold said property to J. T. Murphree and wife, Winifred Murphree, for Eighteen Thousand ------- And No/00 ------- ($18,000.00) Dollars, and cancellation of the indebtedness which amount was the highest, best and last bid.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of Eighteen Thousand -------- And No/00 -------- ($18,000.00) Dollars, cash in hand paid and the cancellation of the indebtedness, I, Bob Herrman, Substitute Trustee, do hereby bargain and sell,

and by these presents, transfer and convey unto the said J. T. Murphree and wife, Winifred Murphree, their heirs and assigns, the following described property in Davidson County, Tennessee, as follows:

> Being Lot No. 490 on the Plan of North Nashville Real Estate Company's Plan, as of record in Book 21, page 105, Register's Office for said County.
>
> Said Lot No. 490 fronts 93 feet 7 inches on the westerly side of 5th Avenue North (formerly Summer Street) and runs back 166 feet on the northerly line and 176 feet 9½ inches on the southerly line, with the northerly margin of Coffee Street, to an alley, measuring 46 feet 5 inches thereon.
>
> Being the same property conveyed to Joe Glenn Nunley by deed from J. T. Murphree and wife, Winifred Murphree, et al, of record in Book 5152, page 386, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY, commonly known as 1901 Fifth Avenue, North, Nashville, Tennessee 37208

TO HAVE AND TO HOLD said property with the appurtenances, estate, title and interest thereto belonging to said Grantees, their heirs and assigns forever, but subject to said real estate taxes and any superior liens of record. I assign to said Grantees any and all warranties held by me as Substitute Trustee, but not otherwise.

WITNESS my hand on this the 17th day of September, 1993.

Bob Herrman Substitute Trustee
BOB HERRMAN, Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Beverly M. Hobbs, a Notary Public in and for said County and State, the within named, Bob Herrman, Substitute 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 the 17th day of September, 1993.

Beverly M. Hobbs
NOTARY PUBLIC

My Commission Expires: July 23, 1994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $18,000.00.

James A Carney
AFFIANT

Subscribed and sworn to before me this 17th day of September, 1993.

NOTARY PUBLIC

My Commission Expires: July 23, 1994

67226
IDENTIF. & REFERENCE

93 SEP 27 PM 3:57

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

0054 09/27 0101 03CHECK 79.60



OFFICIAL RECEIPT

FELIX Z. WILSON, II

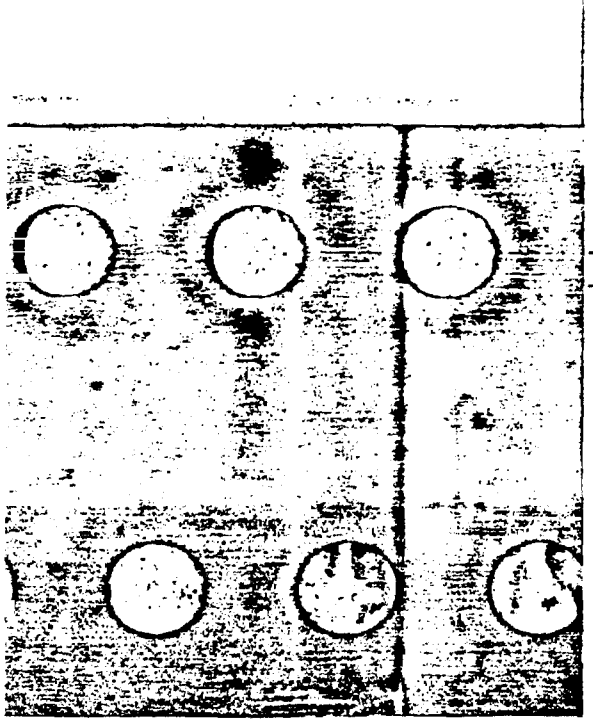
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9093 PAGE 129

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	18000.00
CON TX	66.60
PRFEE	1.00
WDEED	12.00
TOTAL	79.60
CHECK	79.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 0054

67226
IDENTIF. ↑ REFERENCE

93 SEP 27 PM 3:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 702425