Mail

This Instrument Prepared By:

Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

NEW OWNER(S) ADDRESS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Marilyn A. Gardner	SAME	Map - 119-9
1100 Old Hickory Boulevard		Parcels 35 & 36
Brentwood, Tennessee 37027		

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 19th day of April 1991 Emily Brawner was named Trustee by an Installment Deed of even date, executed by Carl E. Nunley, Sr., and Carl E. Nunley, Jr., conveying to her as Trustee the real estate hereinafter described, said Installment Deed having been executed to secure payment of Fifty One Thousand Seven Hundred Fifty and no/100 ($51,750.00) Dollars, and recorded in Book 8336, page 118, Register's Office for Davidson County, Tennessee; and

WHEREAS, Gail P. Pigg was appointed Substitute Trustee by Substitution of Trustee duly executed by the holder of the note, Marilyn A. Gardner, as recorded in Book 9251, page 180, Register's Office for Davidson County, Tennessee.

WHEREAS, I, Gail P. Pigg, Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Trustee, advertised the same real estate as required by law and by the terms of said Installment Deed by giving twenty (20) days notice by three (3) consecutive publications, namely February 24, 1994, March 3, 1994 and March 10, 1994, in "The Nashville Record," a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed and subject to unpaid taxes and plan of record; and

PURSUANT to said advertisement, on Thursday, March 17, 1994, at 12:00 noon at the front door of the Courthouse in Nashville, Davidson County, Tennessee, I, Gail P. Pigg, as said Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities, as provided in said Deed, at which time

MARILYN A. GARDNER

submitted the highest and best bid in the amount of Forty Thousand and no/100 ($40,000.00) Dollars;

NOW, THEREFORE, in consideration of the premises, I, Gail P. Pigg, Trustee, do hereby sell, transfer and convey to

MARILYN A. GARDNER

her successors and assigns, and in bar of all equities above mentioned, the following described real estate, to wit:

LAND in Davidson County, Tennessee, being Lots Nos. 52 and 53 on the Revised and Corrected Plan of Thompson and Ring's Subdivision of Edenwold Park, of record in Book 332, page 229, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 52 and 53 front and adjoin together 100 feet on the West side of Caldwell Avenue (now known as Grandview Avenue) and run back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Carl E. Nunley, Sr., and Carl E. Nunley, Jr., by deed from Marilyn A. Gardner and husband, Carl P. Gardner, of record in Book 8336, page 118, Register's Office for Davidson County, Tennessee.

I, Gail P. Pigg, convey to **MARILYN A. GARDNER** all rights conveyed to me as said Trustee in said Deed, all my actions in the premises being solely as Trustee and not otherwise, under the power vested in me under said Installment Deed herein above referred to and not individually.

WITNESS my hand at Nashville, Davidson County, Tennessee, this 17th day of March, 1994.

GAIL P. PIGG, 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 Gail P. Pigg, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee, this 17th day of March, 1994.

NOTARY PUBLIC

My commission expires: 9/16/95.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 40,000.00.

AFFIANT

Subscribed and sworn before me this 17th day of March, 1994.

NOTARY PUBLIC

My commission expires: 9/16/95.

29336

IDENTIFICATION REFERENCE

94 MAR 18 AM 11:05

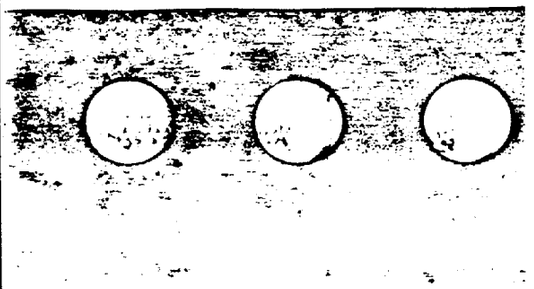
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

455 03/18 0101 03CHECK 157.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

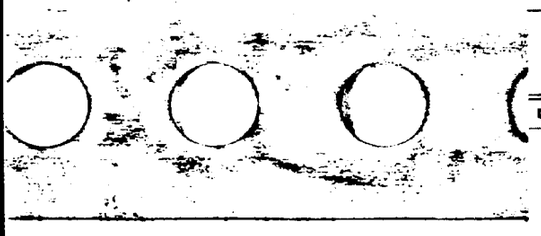
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 9283 PAGE 189



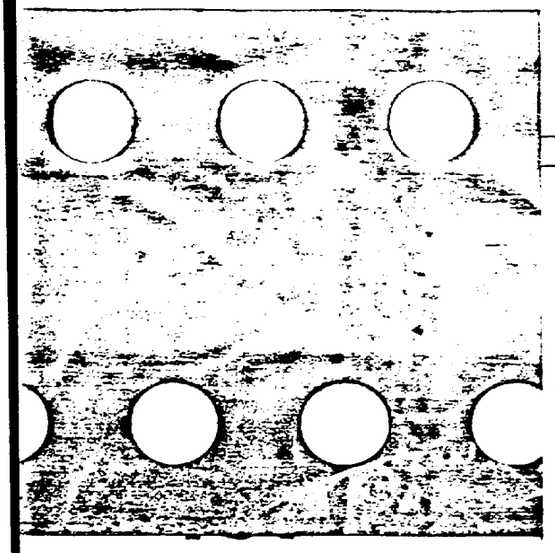
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 40000.00
CON TX 148.00
PRFEE 1.00
MISC 8.00
TOTAL 157.00
CHECK 157.00

03/18/94 01 11:05 0001 3456

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



29336
IDENTIFICATION REFERENCE

94 MAR 18 AM 11:05

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 768802