Roy Eugene Boyd
Loan No. 257264

Name and address of new owner:
Jerry M. Roberts
1403 Clifton Lane
Nashville, TN 37215

Send tax bills:
Same

Prepared by:
David W. McMackin
McMACKIN, GARFINKLE, McLEMORE & WALKER
P.O. Box 198947
Nashville, TN 37219

Map and Parcel No.
83-14-101
23W05992

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated January 12, 1978, recorded in Book 5243, page 803, Register's Office, Davidson County, Tennessee, Larry W. Likens and wife, Bonnie Likens, conveyed to William R. Manning, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated June 7, 1994, and recorded in Book 9381, page 642, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D.W. McMackin as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested D.W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, D.W. McMackin, Substitute Trustee, did give 21 days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of July 14, 21, and 28, 1994, stating that on August 5, 1994, at 12:10 p.m. at the South door of the courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and

all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes; and

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D.W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to Jerry M. Roberts for $29,000.00, which amount was the highest, best, and last bid.

NOW THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, D.W. McMackin, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Jerry M. Roberts (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

> Land in Davidson County, Tennessee, being Lot No. 47 on the plan of the Lindsley Subdivision of the Chadwell Tract of record in Plat Book 2, page 24, Register's Office, Davidson County, Tennessee.
>
> Being the same property conveyed to Roy Eugene Boyd and wife, Brenda Faye Boyd, by deed from Margaret a/k/a Margaret Roberts and husband, Lyndal Roberts, of record in Book 5243, page 803, Register's Office, Davidson County, Tennessee.
>
> This is improved property located at 1604 Russell Street, Nashville, Tennessee 37206.
>
> The above legal description is identical to the legal description in the previous deed of record.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said real estate taxes.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 5th day of August, 1994.

Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D.W. McMackin, Substitute Trustee, the bargainor, 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, on this the 5th day of August, 1994.

Lori Wilson
Notary Public

LORI WILSON NOTARY PUBLIC AT LARGE STATE OF TENN.

My Commission Expires: 1-25-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $29,000.00.

D.W. McMackin, Substitute Trustee
Affiant

Subscribed and sworn before me, this 5th day of August, 1994.

Lori Wilson
Notary Public

LORI WILSON NOTARY PUBLIC AT LARGE STATE OF TENN.

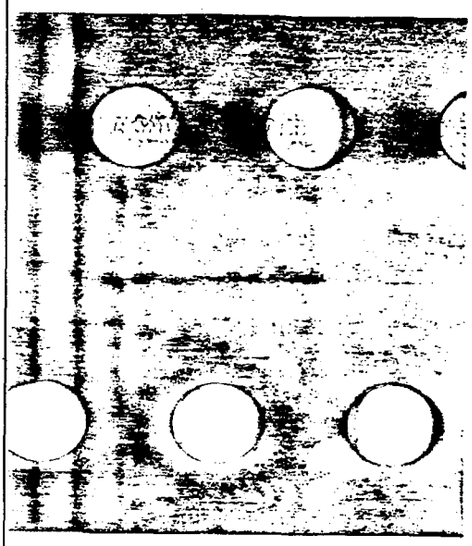
My Commission Expires: 1-25-97

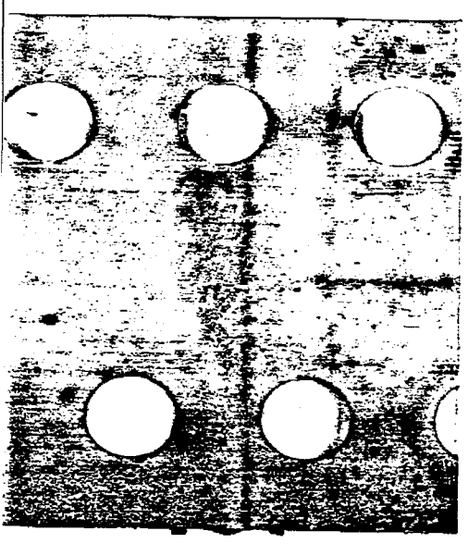
79660
IDENTIF. ↑ REFERENCE

94 AUG -9 PM 1:21
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

5234 08/09 0101 03CHECK 120.30





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

RECEIVED OF _____

FOR _____

BOOK 9432 PAGE 407

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 29000.00
				CON TX 107.30
				PRFEE 1.00
				WDEED 12.00
				TOTAL 120.30
				CHECK 120.30
			08/09/94 01	13:22 0001 6234

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

79660
IDENTIF. ↑ REFERENCE

94 AUG -9 PM 1:22
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 822719