BOOK 10796 PG 325

Box 17

Address New Owner:	Send Tax Bills to:	Tax Map & Parcel No.:
Realty & Investment Solutions, LLC P. O. Box 140185 Nashville, TN 37214	Same	Map 59-16 Parcel 31

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE MIDDLE DISTRICT OF TENNESSEE
NASHVILLE DIVISION

IN RE:	)	BK NO. 97-03861-AT3-7
	)	CHAPTER 7
ERIKA PINDER,	)	JUDGE TRAUGER
	)	
Debtor.	)	

BANKRUPTCY TRUSTEE'S DEED

FOR AND IN CONSIDERATION OF the payment to the undersigned of FIFTEEN THOUSAND AND NO/100 DOLLARS ($15,000.00), the receipt of which is hereby acknowledged, the undersigned in his capacity as Trustee in Bankruptcy hereby sells, transfers and conveys to REALTY & INVESTMENT SOLUTIONS, LLC, its successors and assigns, to have and to hold forever, subject to the qualifications set forth in the last paragraph of this Deed, all of the right, title and interest of the above-referenced Debtor in and to a certain parcel of real property located in Nashville, Davidson County, Tennessee, and more specifically described as follows:

> Land in Davidson County, Tennessee, being Lot No. 14 on the Map of Haynes Cleveland Plan, as of record in Book 161, page 35, Register's Office for said County.
>
> Said lot fronts 40 feet on the easterly side of Whites Creek Pike, and runs back 137 feet, more or less, on the northerly side and 135 feet, more or less, on the southerly line to an alley in the rear on which it measures 35
>
> Being the same property conveyed to Erika Pinder by Final Decree Confirming Sale in the Chancery Court for Davidson County, Tennessee in Tax Minute Book 45, page 541, from the State of Tennessee in its own behalf and for the use and benefit of the Metropolitan Government of Nashville and Davidson County, Plaintiff, of record in Book 8627, page 756, Register's Office for Davidson County, Tennessee; further rerecorded of record in Book 9461, page 577, said Register's Office.

The right, title and interest of the Debtor in said real property is property of the Bankruptcy Estate of Erika Pinder, bankruptcy case number 97-03861-AT3-7, United States Bankruptcy Court for the Middle District of Tennessee. The undersigned is the duly appointed Trustee for said bankruptcy estate and has the right and duty under Title 11, United

States Code, to make this conveyance. This conveyance is given without covenant or warranty of any kind, is made pursuant to 11 U.S.C. § 363, and is free and clear of the liens of all parties receiving notice of the proposed sale, except as stated herein. This conveyance is subject to property taxes for the years 1998 and thereafter, and subject to any and all easements. restrictions, and other matters appearing of record. The undersigned makes this conveyance in his capacity as Trustee in Bankruptcy as aforesaid and in no other capacity.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 11 day of Febuary, 1998.

William Lamar Newport, Trustee in Bankruptcy
WILLIAM LAMAR NEWPORT, TRUSTEE
IN BANKRUPTCY FOR THE CHAPTER 7
ESTATE OF ERIKA PINDER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of the state and county aforesaid, William Lamar Newport, Trustee in Bankruptcy, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office, in Nashville, Tennessee this 11 day of February, 1998.

Notary Public
My Commission Expires: Jan. 29, 2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration paid for this conveyance, or value of the property conveyed, whichever is higher, is $ 15,000.00.

Carolyn Sue Puckett
Affiant

Sworn to and subscribed before me, a Notary Public of the state and county aforesaid, this 12th day of February, 1998.

Notary Public
My Commission Expires: 5-22-01

This instrument was prepared from prior recorded instruments, without the benefit of title search or survey, by: Darrell L. West, 144 Second Avenue, North, The Pilcher Building, Suite 300, Nashville, Tennessee 37201.

98 FEB 17 PM 1:05
DAVIDSON COUNTY, TN
SUE C. REGISTER
REGISTER'S OFFICE
IDENTIFICATION REFERENCE
04011167

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

RECEIVED OF _____

FOR _____

BOOK 10796 PG 327

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 15000.00
CON TX 55.50
PRFEE 1.00
WDEED 8.00
TOTAL 64.50
CHECK 64.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0401167
IDENTIF. + REFERENCE
98FEB 17 PM 1:05
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1254435