BOOK 10881 PG 950

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $61,100 -.

John C Sanders
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF April, 1998.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-27-99

*****

Note to Register for indexing purposes:

Ronald Wayne Hester, Grantor
to
John C. McLemore, Bankruptcy Trustee
to
John C. Sanders, Grantee

98 APR 13 AM 8:43
FILED
REGISTER
DAVIDSON COUNTY, TN.

0424194
IDENTIF. & REFERENCE

THIS INSTRUMENT WAS PREPARED BY:

John C. McLemore, Garfinkle, McLemore & Walker, PLLC
P.O. Box 158249, Nashville, Tennessee 37215-8249

ADDRESS NEW OWNER(S) AS FOLLOWS:	SENT TAX BILL TO:	MAP-PARCEL NUM
John C. Sanders	owner at same	50-14-54
3247 Masonwood Dr.	address	12DZ-28385
Nashville, TN 37207		

Mail

BANKRUPTCY TRUSTEE'S DEED

WHEREAS, upon the filing of a voluntary petition in bankruptcy November 12, 1997, in the United States Bankruptcy Court for the Middle District of Tennessee, same being Bankruptcy No. 97-10901-GP3-7, Ronald Wayne Hester did, by act of law, convey all right, title and interest in and to the following described real property to the Trustee in Bankruptcy; and

WHEREAS, the said Trustee in Bankruptcy, John C. McLemore, who was appointed Trustee of the above estate on December 23, 1997, by notice dated February 10, 1998, gave notice that the subject property would be sold at public auction free and clear of all liens unless an objection and application for hearing was filed with the Court within twenty (20) days of the date of notice.

No objections to this sale were filed.

NOW, THEREFORE, for and in consideration of Sixty One Thousand One Hundred and No/100 Dollars ($61,100.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, John C.

McLemore, Trustee in bankruptcy, do hereby bargain and sell, and by these presents transfer and convey unto John C. Sanders, his successors and assigns, the following described real property, to-wit:

SEE PROPERTY DESCRIPTION ATTACHED

The undersigned, John C. McLemore, does hereby transfer and convey in his capacity as Trustee in Bankruptcy and no further or otherwise, all the right, title, interest and estate held by the said Ronald Wayne Hester in and to the above-described real property on the date of his filing voluntary petitions for bankruptcy in the United States Bankruptcy Court for the Middle District of Tennessee.

TO HAVE AND TO HOLD subject real property with the appurtenances, estate, title and interest thereto belonging to the said John C. Sanders, his successors and assigns forever, free and clear of all liens, but subject to the 1998 real estate taxes, which have been prorated of even date herewith.

WITNESS my hand on this 2nd day of April, 1998.

John C. McLemore, Trustee in Bankruptcy

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John C. McLemore, Trustee in Bankruptcy, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument in the capacity and for the purpose therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, on this the 2nd day of April, 1998.

Notary Public

My Commission Expires: 11-27-99

BOOK 10881 PG 952

PROPERTY DESCRIPTION ATTACHMENT

BANKRUPTCY TRUSTEE'S DEED

John C. McLemore, Bankruptcy Trustee to John C. Sanders

Land in Davidson County, Tennessee, and being **Lot No. 757** on the plan of **Parkwood Estates, Section 4**, as of record at **Book 3300, page 79**, Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being all the same property conveyed to Ronald Wayne Hester by deeds as of record at Book 10219, page 598 and Book 8371, page 787, said Register's Office, and the above description is the same as appears in said deeds. And, further being part of the property of the Bankruptcy Estate of the said Ronald Wayne Hester, Case No. 97-10901-GP3-7, Chapter 7, U.S.Bankruptcy Court For The Middle District of Tennessee, Nashville Division, and John C. McLemore, Bankruptcy Trustee, duly qualified and acting as said Trustee to sell and convey said property in behalf the Bankruptcy Estate.

John C. McLemore, Bankruptcy Trustee

2649 04/13 0101 03CHECK 239.07

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10881 PG 953

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 61100.00
CON TX 226.07
PRFEE 1.00
WDEED 12.00
TOTAL 239.07
CHECK 239.07

04/13/98 01 08:44 0001 2649

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0424194
IDENTIF. & REFERENCE

98 APR 13 AM 8:43

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

No. 1278817