**Return to: Box 10-B
Cohen & Cohen, Attorneys

BOOK 11463 PG. 345

# TRUSTEE DEED

**GRANTORS:**
Charles C. Burridge, Trustee
110 29th Avenue, North
Suite 103
Nashville, TN 37203

**GRANTEE:**
Mr. Billy W. Rickles
110 Air Float Drive
Hendersonville, TN 37075

**SEND TAX BILL TO:**
Mr. Billy W. Rickles
110 Air Float Drive
Hendersonville, TN 37075

**MAP PARCEL NO.**
Map - 82-7
Parcel - 226

APPENDIX II
FORM FOR OATH

State of Tennessee
County of Davidson

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $ 0, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Billie W Rickles
AFFIANT

Sworn to and subscribed to before me on this the 30th day of April, 1996.

11/27/99
Lee A Cohen
Comm. Exp. Notary Public

LEE A. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**********

Whereas, under an installment deed September 8, 1995, executed by Prince T. Hammond, and Wife, Mamie L. Hammond of record in book 9795 page 189 in the Register's office for Davidson County, Tennessee, the hereinafter described property was conveyed to Lee Putman, Trustee, to secure the therein mentioned indebtedness; and

Whereas, the undersigned trustee was substituted and appointed by the lawful owner and holder of the debt secured by said installment deed which is of record in book 10024 page 450 in said trustee's office; and

Whereas, default having been made in the terms, conditions and payments made and provided for in said installment deed, and the lawful owner and holder of said indebtedness has declared the entire debt and interest thereon due and payable; and

Whereas, I, Charles C. Burridge, Trustee, did give statutory notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record dated April 25, May 2, & 9, 1996, stating that on May 16, 1996, at 2:00 p.m. at the south door of the Davidson County Courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash or certified check subject to all unpaid taxes, restrictions, easements prior liens or encumbrances and other matters of record; and

Whereas, on said date at the time and place stated in said advertisement and on said terms, I, Charles C. Burridge, Trustee, offered said property for sale at public outcry and sold said property to East Fairview Limited Partnership for fifteen thousand dollars ($15,000.00) which was the highest, best and last bid.

Now, therefore, for and in consideration of the sum hereinbefore set out I, Charles C. Burridge, Trustee, do by these presents transfer and convey into the said Billy Rickles (hereinafter referred to as Grantee), his successors and assigns the following described real estate:

> Land in Davidson County, Tennessee, being Lot No. 25 on the map of Lindsley's Addition to Edgefield, now East Nashville of record in Book 57, page 25, Register's office for said County.
>
> Said Lot No. 25 fronts 50 feet on the west side of North Second, Formerly Harries Street and runs back between parallel lines, along the southerly margin of Hancock Street, formerly Center Street, 142½ feet to an alley.
>
> Being the same property conveyed to Charles C. Burridge, Trustee, by an installment deed of record in book 9795 page 189.

This is improved property located at 716 North 2nd Street, Nashville, Tennessee, 37207.

To have and to hold said property with the appurtenaces estates, title and interest thereto belonging to said grantee its successors and assigns forever. 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 only as Trustee and not any further or otherwise.

Witness my hand on this the 28th day of April, 1999.

Charles C. Burridge

Charles C. Burridge, Trustee

State of Tennessee
County of Davidson

Personally appeared be fore me, Marie F Patterson, a Notary Public in and for said state and county, Charles C. Burridge, 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 28 day of April, 1999.

Marie F. Patterson
Notary Public

1-29-2000
comm.
expires

**PREPARED BY:**
Charles C. Burridge, Atty
Centennial Plaza, Suite 103
110 29th Avenue, North
Nashville, Tennessee 37203

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