

STATE OF TENNESSEE- COUNTY OF DAVIDSON
The actual consideration or true value for Tax purposes is
$ 120,000.00
Subscribed and sworn to before me, this 3rd, day of May 2013

Notary Public

NEW PROPERTY OWNER:
Myron Frann Smith, Co-Trustee
3308 Gallatin Pk
Nashville, TN 37216

SEND TAX BILLS TO:
owner

MAP & PARCEL:
061-8-02
061-8-025

BILL GARRETT, Davidson County
Trans:T20130036952 DEEDTRS
Recvd: 05/03/13 10:17 2 pgs
Fees:13.00 Taxes:444.00
20130503-0044784

TRUSTEE'S DEED

WHEREAS, by Deed of Trust executed on 11/15/10, by Sherry Daniels, Trustee for the DM Trust to Victor Hazelwood, Trustee, as same appears of record in the Register's Office of Davidson County, Tennessee, under instrument # 20101118-0092501, ("Deed of Trust"); the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held May 3rd, 2013, at the outside the door of 501 Broadway Nashville TN Davidson County Register of Deeds Office, and

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Marty Lafayette Smith and Myron Frann Smith, Co-Trustees for the Buster and Ann Smith Trust,** being the highest and best bidder, became the purchaser of said property at and for the sum of
One Hundred Twenty Thousand + 00/100

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW AND THEREFORE, in consideration of the premises and the payment by highest bidder of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Victor Hazelwood, as Trustee, does hereby grant, bargain, sell and convey to the said **Marty Lafayette Smith and Myron Frann Smith, Co-Trustees for the Buster and Ann Smith Trust,** his heirs, successors and assigns in fee simple forever, the property above mentioned and now further described as being in Maury County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being the south 20 feet front and 17 ½ feet rear of Lot No. 6 and all of Lot No. 7, on the Map of Mrs. McGaughey's Subdivison of Tract No. 3 of A.J. McGaughey's 2nd Hayesboro Plan of Lots, not of record and described according to a survey made by R.D. Justice, July 1, 1944, as follows:

Beginning on the easterly margin of Log Cabin Road, at the corner of Lots 7 and 8, being 445 feet more or less south from the southerly margin of Hayesboro Avenue; thence with the line between said lots, easterly 249 feet to the western boundary line of Lot No. 18 on said plan; thence with the line between said lots 7 and 18, northwardly 82 feet to a corner of Lots 4,6,7, 18 and 19; thence with

the line between lots 4 and 6, northwardly 17 ½ feet to the southeast corner of a part of the property, conveyed to Harold L. Hix and wife, by deed from G.H. Balthrop and wife, as of record in Book 1578, Page 139; thence with the southern boundary of the Hix property, westerly 236 feet more or less to a point in the easterly margin of Log Cabin Road; thence with the easterly margin of said road, southwardly 120 feet to the point of beginning.

Being the same property conveyed unto Sherry Daniels, Trustee for the DM Trust, by Warranty Deed of record in Instrument No. 20101118-0092500 , recorded in the Register's Office for Davidson County, Tennessee.

PROPERTY ADDRESS: 4712 Log Cabin Road, Nashville, **Tennessee 37216.**

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto _____, its successors and assigns in fee simple forever, to whom the said Victor Hazelwood, Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Trustee, but not further or otherwise.

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Victor Hazelwood, Trustee, has on ~~November 15th, 2005~~ May 3th 2013 hereunto set his hand and seal.

Victor Hazelwood, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On ~~November 15th, 2005~~ May 3th 2013 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Victor Hazelwood to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Trustee and as his free act and deed.

Witness my hand and Notorial seal at office the day and year above written.

Notary Public

KIM LEGATE
STATE OF TENNESSEE NOTARY

Comm. expires:
1-9-16

This instrument prepared by:
Advantage Title & Escrow
3325 Aspen Grove Drive, Suite 104
Franklin, TN 37067