FROM: William E. Bass, Substitute Trustee

TO: Federal Home Loan Mortgage Corporation

PROPERTY LOCATED: 1913 Dahlia Circle, Nashville, Tennessee 37210

Buyer
SEND TAX BILL TO: Federal Home Loan Mortgage Corporation
229 Peachtree Street, N. E.
Atlanta, Georgia

MAP AND PARCEL: 95-5-11

This instrument prepared by: George E. Mudter, Jr., Attorney
First American Center
Nashville, Tennessee 37238

APR 23 MISC 6* 6.00 * 6.00

The actual consideration or value, whichever is greater for this transfer is $17,170.00.

William E Bass
Affiant

Subscribed and sworn to before me this 22nd day of April, 1976.

Notary Public

Commission expires May 30, 1979

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Jackie C. Daniels, and wife, Robby Lynn Daniels, by deed of trust dated August 14, 1974, and recorded in Book 4848, page 736, Register's Office of Davidson County, Tennessee, did grant and convey the premises therein and hereinafter described to Herschel Greer, Trustee, to secure, among other things, the payment of one promissory note executed August 14, 1974, by Jackie C. Daniels, and wife, Robby Lynn Daniels, payable to Guaranty Mortgage Company of Nashville, in the principal amount of $15,850.00, with interest from date until paid, payable monthly; and

WHEREAS, Federal Home Loan Mortgage Corporation, Atlanta, Georgia, is the present owner and holder of the note aforesaid and the deed of trust securing the same; and

WHEREAS, default has been made under the deed of trust and the note secured thereby and the deed of trust provides that if default be made in the payment of any sums of principal and interest when due the owner and holder of the note may declare the whole of the principal and interest thereon immediately due and payable and require the Trustee to sell the property thereby granted; and

WHEREAS, WILLIAM E. BASS has been appointed as Substitute Trustee under said deed of trust by appointment made March 19, 1976, and recorded in Book 5008, page 59, Register's Office of Davidson County, Tennessee; and

WHEREAS, default continuing in the payment of the said indebtedness, Federal Home Loan Mortgage Corporation, Atlanta, Georgia, the owner and holder of the note, having demanded the note, interest and costs as therein provided, WILLIAM E. BASS, as SUBSTITUTE TRUSTEE, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee, advertised the said real estate as required by the terms of the deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, in its issues on March 30, 1976, April 6, 1976 and April 13, 1976, calling for public sale at 12:00 A.M. at the front door of the Davidson County Courthouse in Nashville, Tennessee, Thursday, April 22, 1976, which sale is for cash, and in bar of the equities of redemption, dower and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on Thursday, April 22, 1976, at 12:00 A.M. at said time and place, the said WILLIAM E. BASS, Substitute Trustee, offered for sale at public outcry to the highest and best bidder the real estate hereinafter described for cash and in bar of the equities of redemption, homestead and dower, as provided in the said deed of trust, with Federal Home Loan Mortgage Corporation, Atlanta, Georgia, being the highest and best bidder, became the purchaser at amount of $17,170.00.

NOW, THEREFORE, in consideration of the premises, I, WILLIAM E. BASS, as SUBSTITUTE TRUSTEE, do hereby sell, transfer and convey unto the Federal Home Loan Mortgage Corporation, Atlanta, Georgia, its successors and assigns, in bar of the equities of redemption, dower and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining thereto, to-wit:

> Being Lot No. 47, on the Plan of Dahlia Gardens, as of record in Book 2663, Page 93, Register's Office for said County.
>
> Being the same property conveyed to Jackie C. Daniels and wife, Robby Lynn Daniels, by deed from Elmore Raymond Upchurch and wife, Evelyn T. Upchurch of record in Book 4848, page 734, Register's Office for said County.

TO HAVE AND TO HOLD unto Federal Home Loan Mortgage Corporation, Atlanta, Georgia, its successors and assigns, forever.

WILLIAM E. BASS, covenants as Substitute Trustee that he has full power

and lawful authority to sell and convey the said real estate as hereinabove set out; and that the deed of trust recited that all of the title thereto was clear, free and unencumbered as of its date; that he will forever warrant the same against the lawful claims of any and all persons holding by, through, or under him, by these covenants and warranties are by him as Substitute Trustee, and not otherwise, and said property was sold and hereby is conveyed subject to all unpaid taxes, assessments, and tax liens.

IN WITNESS WHEREOF, WILLIAM E. BASS, as Substitute Trustee, has hereunto set his hand on the 22nd day of April, 1976, in Nashville, Davidson County, Tennessee.

William E. Bass
William E. Bass, Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

PERSONALLY appeared before the undersigned Notary Public in and for the State and County aforesaid, the within named WILLIAM E. BASS, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand this 22nd day of April, 1976.

Helen D. Scott
Notary Public

My commission expires: May 30, 1979

HELEN D. SCOTT NOTARY PUBLIC AT LARGE TENNESSEE

D 46088

T IDENTIF. REFERENCE

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FELIX [illegible] REGISTER DAVIDSON COUNTY, TENN.