FROM: ROBERT L. ECHOLS, SUBSTITUTE TRUSTEE

GNMA No. 6-41-808292-3
FHA No. 483-052119-203

TO: GOVERNMENT NATIONAL MORTGAGE ASSOCIATION

MORTGAGOR: Fraser/Paine

Address New Owner as follows: Government National Mortgage Assn. 100 Peachtree St., N.W. Atlanta, Georgia 30303

Send Tax Bills To: Same

Map-Parcel No. Map 162-10 Parcel 114

BOOK 5056 PAGE 358

This instrument prepared by: DEARBORN & EWING, Attorneys, 1912 Parkway Towers, Nashville, Tennessee, 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $34,866.55.

Robert L. Echols
Affiant

Subscribed and sworn to before me, this 10th day of August, 1976.

Susan G. Payne
Notary Public

My Comm. Expires: 9-16-78

AUG 11 MISC 3* 4.00 * 4.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated March 7, 1975 of record in Book 4895, page 78, Register's Office for Davidson County, Tennessee, Thomas J. Fraser and wife, Rebecca A. Fraser, conveyed to Harold Reeves, Trustee, the hereinafter described real estate, to secure a note of even date therewith, which note is fully described in said deed of trust; and,

WHEREAS, default having occurred in the payment of said note, and in accordance with the terms of said note and deed of trust, the holder thereof declared the entire indebtedness due and owing; and,

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record in Book 5042, page 71, Register's Office for Davidson County, Tennessee, appointed Robert L. Echols, Substitute Trustee, in the place and stead of Harold Reeves, Trustee; and,

WHEREAS, the owner and holder of the said indebtedness directed the said Robert L. Echols, Substitute Trustee, to sell the said property described in the deed of trust, and in accordance with the terms thereof, and pursuant to said direction, said Robert L. Echols, Substitute Trustee, did advertise the said property for sale as provided in said deed of trust and note, and the said property was advertised to be sold at 12:00 o'clock, noon, on Tuesday, August 10, 1976, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, at public outcry, to the highest and best bidder for cash, free from the equity of redemption, homestead and dower, and all other exemptions of every kind, all of which are expressly waived in the deed of trust; and the said advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on July 13, 20 and 27, 1976; and,

WHEREAS, at the time and place of said sale, and upon said property being offered under the terms hereinabove set forth, Government National Mortgage Association, acting through its agent, Chris Harris, was the highest and best bidder;

NOW, THEREFORE, the undersigned, Robert L. Echols, Substitute Trustee, pursuant to the bid of Government National Mortgage Association, acknowledges receipt of the sum of Thirty-Four Thousand Eight Hundred Sixty-Six and 55/100 ($34,866.55) Dollars, which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Government National Mortgage Association, a corporation organized under the laws of the United States, its successors and assigns, the following described real estate in Davidson County, Tennessee:

Being Lot No. 114 on the Map of Brookview Estates, Section II, as of record in Book 4460, page 163, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Thomas J. Fraser et ux Rebecca A. Fraser, by deed from Fred Sloan, Jr. and wife, Margaret L. Sloan, of record in Book 4895, page 76, Register's Office for said County.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Government National Mortgage Association, a corporation organized under the laws of the United States, its successors and assigns, forever; and Robert L. Echols, Substitute Trustee, does hereby transfer, assign, and set over unto Government National Mortgage Association, all of the covenants and warranties contained in the aforesaid deed of trust, and does hereby warrant title as fully as he, as Substitute Trustee, is authorized so to do, but not further or otherwise.

IN WITNESS WHEREOF, the said Robert L. Echols, Substitute Trustee, has executed this instrument on this the 10th day of August, 1976.

Robert L. Echols
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan G. Paynter, a Notary Public in and for said State and County, the within named Robert L. Echols, Substitute 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 office in Nashville, Tennessee, this 10th day of August, 1976.

Susan G. Paynter
Notary Public

My Commission Expires: 9-16-78

SUSAN G. PAYNTER NOTARY PUBLIC DAVIDSON COUNTY, TENN.

D6279 6 REFERENCE ENTERED FOR RECORD AUG 11 22 AM '76 REGISTER DAVIDSON COUNTY, TENN.