FROM: ROBERT L. ECHOLS, SUBSTITUTE TRUSTEE

GNMA No. 6-41-000737-9

TO: GOVERNMENT NATIONAL MORTGAGE ASSOCIATION

MORTGAGOR: EARL H. DIXON

Address New Owner as follows:	Send Tax Bills To:	Map-Parcel No.
Government National Mortgage Assn. 100 Peachtree St., N.W. Atlanta, Georgia 30303	Same	Map 162-3 Parcel 186

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 $30,580.89.

Robert L. Echols
Affiant

Subscribed and sworn to before me, this 9th day of November, 1976.

Susan G. Kaplan
Notary Public

My Comm. Expires: 9-16-78

NOV 10 MISC 6* 4.00 * 4.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated October 3, 1975 of record in Book 4958, page 985, Register's Office for Davidson County, Tennessee, Earl Hamilton Dixon and wife, Barbara F. Dixon, conveyed to John W. Murphree, 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 5071, page 238, Register's Office for Davidson County, Tennessee, appointed Robert L. Echols, Substitute Trustee, in the place and stead of John W. Murphree, 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 12:05 o'clock, P.M., on Thursday, November 4, 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 October 5, 12 and 19, 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, William B. Stokes, 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 Thousand Five Hundred Eight and 89/100 ($30,580.89) 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. 17 on the Plan of Apache Hills, Section 4, as of record in Book 4460, page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Earl Hamilton Dixon and wife, Barbara F. Dixon, by deed from William & Lee, Inc., as of record in Book 4958, page 983, Register's Office for Davidson County, Tennessee.

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 9th day of November, 1976.

Robert L. Echols
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan G. Painter, 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 9th day of November, 1976.

Susan G. Painter
Notary Public

My Commission Expires: 9-16-78

SUSAN G. PAINTER NOTARY PUBLIC DAVIDSON COUNTY, TENN.

D 76470

IDENTIF. REFERENCE

Nov 10 3 22 PM '76

FELIX E. [illegible]
REGISTER
DAVIDSON COUNTY, TENN.