STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5102 PAGE 912

This instrument was prepared by:
Edward Seddon, Attorney at Law
1102 Kermit Drive, Suite 203
Nashville, Tennessee 37217

The actual consideration or value, whichever is greater, for this transfer is $23,611.90.

Affiant

Subscribed and sworn to before me this 28th day of December, 1976.

Notary Public
My Commission Expires: 7-19-78

EDWARD SEDDON, SUBSTITUTE TRUSTEE

TO: MORTGAGE ASSOCIATES, INC.

Person or Agency responsible for Tax Bills:
Mortgage Associates, Inc.
1835 Savoy Drive, N. E.
Suite 300
Atlanta, Georgia 30341

SUBSTITUTE TRUSTEE'S DEED

This instrument made and entered into this the 28th day of December, 1976, by and between Edward Seddon, Substitute Trustee, Party of the First Part, and Mortgage Associates, Inc., Party of the Second Part.

WITNESSETH:

WHEREAS, by Deed of Trust of record in Book 4972, Page 896, Register's Office, Davidson County, Tennessee, Ted L. Hoskins, a single person, conveyed certain property described therein to David L.Shirmeyer, Trustee, to secure a First Mortgage payable to Mortgage Associates, Inc., of Atlanta, Georgia, and Edward Seddon, having been appointed Substitute Trustee, by instrument of record in Book 5086, Page 221, Register's Office for Davidson County, Tennessee.

WHEREAS, default having been made in the payment of said Note, and the holder thereof has directed Party of the First Part to advertise and sell said property in satisfaction of said indebtedness and the cost of foreclosure, in accordance with the terms and provisions of the said mortgage and Deed of Trust; and

WHEREAS, a Party of the First Part did advertise said property for sale in accordance with the terms of Said Deed of Trust, notices of the time and place of said sale being published in the Nashville Record as prescribed by said Deed of Trust and;

WHEREAS, pursuant to said notices Party of the First Part did offer said property for sale at the front door of the Davidson County Courthouse in Nashville, Tennessee, on December 17, 1976, at 12:00 Noon and Mortgage Associates, Inc., Party of the Second Part, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of TWENTY-THREE THOUSAND SIX HUNDRED ELEVEN and 90/100 Dollars. ($23,611.90)

NOW, THEREOF, in consideration of the premises, Party of the First Part has this day bargained and sold and does hereby transfer and convey unto Party of the Second Part, the said Mortgage Associates, Inc., and their assigns, the following real estate located in Davidson County, to wit:

JAN-5[illegible]	CONV	23-611.90			
JAN-5[illegible]	S'TAX		B*	61.3[illegible]	
JAN-5[illegible]	PR'FEE		B*	.50	
JAN-5[illegible]	W'DEED		B*	4.00	* 65.86

Map 105-11
Parcel 146
EDA-21115

BOOK 5102 PAGE 913

BEING Lot No. 25 on the plan of the Allison Subdivision , as of record in Plat Book 547, Page 74, Register's Office , Davidson County, Tennessee.

BEING the same property conveyed to Ted L. Hoskins by deed of record in Book 4972, Page 894, Register's Office, Davidson County, Tennessee.

To have and to hold the aforesaid real estate unto Mortgage Associates, Inc., their assigns, forever and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind which were waived.

IN WITNESS WHEREOF, Party of the First Part has hereunto set his hand as of the day and date first above written.

Edward Seddon, Substitute Trustee
Party of the First Part

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Edward Seddon, Substitute acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this the 28th day of December, 1976.

Notary Public

My Commission Expires: 7-19-78

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

D83810

IDENTIF REFERENCE

JAN 5 10 38 AM '77

REGISTER
DAVIDSON CO. TENN.