This instrument prepared by:

George E. Mudter, Jr., Atty.
First American Center
Nashville, Tennessee 37238

BOOK 5191 PAGE 46

Send Tax Bills to New Owners:

Secretary of Housing & Urban Development
Washington, D.C.

Field Book 13DA - 72990

Map 89-12 Parcel 8

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms, and condition, provided for in that certain Deed of Trust dated August 3, 1973, to Herschel Greer, Trustee, executed by Charles M. Harris and wife, Eula R. Harris, as same appears of record in Book 4735, page 78, Register's Office of Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Herschel Greer, as Trustee under said Deed of Trust and has nominated and appointed George E. Mudter, Jr., as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 5175, page 6, Register's Office for Davidson County, Tennessee, and the said George E. Mudter, Jr., Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and he is clothed with all the powers, duties, and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instruments has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instruments; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, the first insertion appearing on July 28, 1977, and subsequent insertions appearing on August 4, 1977, and August 11, 1977, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on August 18, 1977, at 12:00 o'clock noon, being the time and at the front door of the Courthouse in Nashville, Davidson County Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instruments, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to FEDERAL NATIONAL MORTGAGE ASSOCIATION, at and for the sum of NINETEEN THOUSAND SEVEN AND NO/100 ($19,007.00) DOLLARS, which was the highest and best bid in connection therewith; and

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 sale, the balance being applied upon said indebtedness for which said property was sold; and

WHEREAS, the holder of said indebtedness has instructed the undersigned as Substitute Trustee to convey said property to the Secretary of Housing and Urban Development, Washington, D.C., her successors and assigns;

NOW, THEREFORE, in consideration of the premises and the payment of One Dollar ($1.00) cash in hand paid, receipt of which is hereby acknowledged, the undersigned, George E. Mudter, Jr., as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development, her successors and assigns, in fee simple forever, the property above-mentioned and now further described:

Land in Davidson County, Tennessee, Being Lot No. 248 on the Plan of Trinity Hills Village, Sec. II, First Addition, as of record in Book 4460, pages 45 and 46, Register's Office of Davidson County, Tennessee, to which plat reference is here made for a more particular description.

Being the same property conveyed to Charles M. Harris and wife, Eula R. Harris, by deed of record in Book 4735, page 76, said Register's Office.

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 SECRETARY OF HOUSING AND URBAN DEVELOPMENT, her successors and assigns, in fee simple forever, to whom the said George E. Mudter, Jr., Substitute Trustee, warrants the title to the afcresaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, George E. Mudter, Jr., as Substitute Trustee, has executed this instrument on the 19th day of August, 1977.

George E. Mudter, Jr.
George E. Mudter, Jr.
Substitute Trustee

AUG 31 7 MISC 8* 4.00 * 4.00

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, George E. Mudter, Jr., the within named 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 Nashville, Tennessee, this 19th day of August, 1977.

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

Notary Public

My Commission expires: May 30, 1979

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $19,007.00.

George E. Mudter, Jr.
Affiant

Subscribed and sworn to before me, this the 19th day of August, 1977.

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

Notary Public

My Commission expires: May 30, 1979

IDENTIF. REFERENCE

FELIX ... REGISTER DAVIDSON COUNTY, TENN.

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