PREPARED BY: Wilkins, Adams & Spicer, Attorneys
515 Two Mile Parkway, Suite 115
Goodlettsville, Tennessee 37072

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SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 18th day of December, 1978, James R. Bellar was named Trustee in a Deed of Trust of even date executed by George E. Walden and wife, Elizabeth S. Walden, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 45,750.00, principal and interest at 9.50 per cent per annum on the unpaid balance, said Deed of Trust being recorded in Book 5376, page 746, in the Register's Office for Davidson County, Tennessee and

WHEREAS, Wilkins, Adams & Spicer, Attorneys, was appointed Substitute Trustee under the said Deed of Trust by instrument recorded in Book 5532, page 69 in the Register's Office for Davidson County, Tennessee; Wilkins, Adams & Spicer, Attorneys, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law and by the terms of said Deed of Trust by giving twenty-one days notice by three successive publications, namely: December 13, 1979, December 20, 1979, December 27, 1979, in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust.

PURSUANT to said advertisement on Thursday, January 3, 19 80, at 11:00A.M., at the south door of the Courthouse in Davidson County, Tennessee, I, as said 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 herein-above mentioned equities, as provided in said Deed of Trust, at which time Mercantile Mortgage Company, submitted the highest and best bid in the amount of $ 46,252.16.

NOW THEREFORE, in consideration of the premises, I, Wilkins, Adams & Spicer, Attorneys Substitute Trustee, does hereby sell, transfer and convey to Mercantile Company, its successors and assigns in fee simple, and in bar of all equitites above mentioned, the following described real property, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 201 on the plan of Section 2, Hickory Valley, of record in Book 4175, page 158, Register's Office for said County.

SAID Lot No. 201 fronts 85.18 feet on the westerly margin of Eulala Drive and extends back 172.48 feet on the northerly line and 175.0 feet on the southerly line to a dead line in the rear, measuring 70.54 feet thereon.

BEING the same property conveyed to Michael Gunselman by deed from George E. Walden, unmarried of record in Book 5420, page 641, Register's Office for Davidson County, Tennessee.

I, Wilkins, Adams & Spicer, Attorneys, Substitute Trustee, convey to Mercantile Mortgage Company, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute

Trustee and not otherwise, under the power vested in it under said Deed of Trust hereinabove referred to and not as an individual.

WITNESS my hand at Nashville, Tennessee, this 3rd day of January, 1980.

WILKINS, ADAMS & SPICER, ATTORNEYS
SUBSTITUTE TRUSTEE

By: Patricia S. Spicer
Partner

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 Patricia S. Spicer, 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 Nashville, Tennessee, this 3rd day of January, 1980.

Corinne B. Jarrett
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 4-10-82

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $46,252.16.

Patricia S. Spicer
Affiant

Subscribed and sworn to before me, this the 3rd day of January, 1980.

Corinne B. Jarrett
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 4-10-82

TAX ID #: 5DU-39367 162-5-124
SEND TAX BILLS TO: Mercantile Mortgage Company
P.O. Box 14569
St. Louis, Missouri 63178

RETURN TO: WILKINS, ADAMS & SPICER, ATTORNEYS
Gatewest Office Building, Suite 115
515 Two Mile Parkway
Goodlettsville, Tennessee 37072

JAN 9 3 45 PM '80
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

F 7 1 5 1 6

$1.65 126.00 - CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

46252.16- CO
120.38 CO TX
.50 PRFEE
6.00 WDEED
CHECK 126.88-
6316A01/09/80 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 71516

IDENTIFICATION REFERENCE

JAN 9 3 46 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 735869