PREPARED BY: Joe N. Hopper, Attorney, P.O. Box 84, Brentwood, TN 37027

Buyer's Add.: 615 Peachtree St. N.E. Atlanta Ga 30308

Map 81-1 Parcel 52

Send Tax Bills To: ↑

SUBSTITUTE TRUSTEE'S DEED

BOOK 5784 PAGE 96

THIS INSTRUMENT made and entered into on this the 11th day of August, 1981, by and between Joe N. Hopper, Substitute Trustee, and Tharpe and Brooks, Inc., Atlanta, Georgia, his successors and assigns, hereinafter called Grantee.

W I T N E S S E T H:

WHEREAS, on the 14th day of October, 1977, Robert Amos and Ruby W. Jones, executed to James B. Curry, Trustee for Diversified Mortgage Company, a deed of trust on real estate hereinafter described and registered in Book 5209, Page 574, Register's Office for Davidson County, Tennessee, to the record of which reference is made for a full recital of the terms, powers, and provisions therein contained, said deed of trust being to secure a certain indebtedness; and

WHEREAS, Joe N. Hopper was duly appointed Substitute Trustee with all the powers granted to the Trustee in the original deed of trust; and

WHEREAS, default having been made in the payment of said indebtedness, THARPE & BROOKS, INC., the owner and holder of the note, having demanded the foreclosure of said deed of trust for the purpose of paying said note, interest, and costs therein provided, Joe N. Hopper, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as Substitute Trustee, advertised said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for cash and in bar of the equities of redemption, dower, and homestead, and for the purpose of the payment of said note, interest and costs pursuant to said advertisement on April 23, 1981, at 12:00 Noon, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, the said Joe N. Hopper, 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 equities of redemption, dower, and homestead, as provided in said deed of trust, when Tharpe and Brooks, Inc., being the highest

and best bidder, became the purchaser at the price of Twenty Thousand Six Hundred Fifty Six Dollars and Four Cents ($20,656.04), and said sum of said bid having been, the receipt of which is hereby acknowledged.

NOW, THEREFORE, for and in consideration of the premises, Joe N. Hopper, Substitute Trustee, has this day bargained and sold and does hereby transfer and convey unto Tharpe and Brooks, Inc., its successors and assigns, the following described real estate in Davidson County, Tennessee, to-wit:

BEING Lot No. 10 on the Plan of A.Y. Stevens' Subdivision of Lot No. 16, Owens' Buena Vista Plan, as of record in Book 57, page 129, Register's Office for Davidson County, Tennessee.

SAID Lot No. 10 fronts 50 feet on the easterly side of 15th Avenue, North, formerly Webster Street, and runs back between parallel lines 135 feet to an alley.

BEING the same real property conveyed to Tharpe & Brooks Mortgage Bankers, Inc., by deed from Joe N. Hopper, Attorney, of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the same unto Tharpe and Brooks, Inc., its successors and assigns forever, Joe N. Hopper covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free, and unencumbered as of its date, that he will forever warrant the same against the lawful claims of any and all persons holding by, through, or under him, but these covenants and warranties are by him as Substitute Trustee and not otherwise, and said property was sold and is hereby conveyed subject to all unpaid, taxes, assessments, and tax liens.

Joe N. Hopper

Joe N. Hopper, Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, K. Nelson, a Notary Public in and for said county and state, the within named Joe. N. Hopper, 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 Brentwood, Tennessee, this 24 day of June, 1981.

KAY NELSON NOTARY PUBLIC Davidson County

Notary Public

My Commission Expires:
April 22 1984

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 11,150.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 19th DAY OF Aug 1981.

Deputy Register

G 5 5 8 4 1

IDENTIF. REFERENCE

AUG 19 10 10 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

BOOK 5784 PAGE 98

RUSH

DUPLICATE

Tax paid on this
In the amount of 53.82
on Instrument #G53938
recorded In Davidson
County Registers Office

Date 8-19-81

Dep. Reg.

3086 08/19 6.00- CHECK