This instrument prepared by:
Wilkins, Adams, & Spicer, Attorneys
1100 Fidelity Federal Building
401 Union Street
Nashville, Tennessee 37219

New Owner - Send Tax Bills:
Mercantile Mortgage Company
P.O. Box 14569
St. Louis, Mo. 63178

BOOK 5788 PAGE 746

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 6th day of April, 1979, James R. Bellar was named Trustee in a Deed of Trust of even date executed by James W. Simpson and wife, Melinda N. Simpson, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $54,800.00, principal and interest at 9.5% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5418, page 458, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, Wilkins, Adams, & Spicer, Attorneys was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 5776, page 524, 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 it 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 (21) days notice by three (3) successive publications, namely: August 6, August 13, and August 20, 1981 , in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of equities of redemption, dower, and homestead as provided in said Deed of Trust.

PURSUANT to said advertisement on Friday, August 28, 1981, at 11:10 A.M., at the south door of the Courthouse in Davidson County, Tennessee, Wilkins, Adams, & Spicer, Attorneys, 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 hereinabove 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 $57,989.47.

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

LAND in Davidson County, Tennessee, being Lot No. 116 on the plan of Section Three Addition to Greenwood Hills, of record in Book 5200, page 33, Register's Office for said County.

SAID Lot No..116 fronts 68.00 feet on the easterly margin of Donna Kay Drive and extends back 114.90 feet on the northwesterly line and 168.30 feet on the southerly line to a broken line in the rear, measuring 138.77 feet thereon.

BEING the same property conveyed to James W. Simpson and wife, Melinda N. Simpson by deed from Central Builders, Inc., of record in Book 5418, page 455, Register's Office for Davidson County, Tennessee. The said James W. Simpson and wife, Melinda N. Simpson having since been divorced, Melinda N. Simpson, now known as Melinda Nevil, has subsequently conveyed her interest in subject property to James W. Simpson by quitclaim deed of record in Book 5612, page 50, said Register's Office.

Wilkins, Adams, & Spicer, Attorneys, Substitute Trustee, conveys to MERCANTILE MORTGAGE COMPANY, all the rights conveyed to it as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as it, as such Substitute Trustee, may lawfully make, all its 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 28th day of August, 1981.

WILKINS, ADAMS, & SPICER, Attorneys
Substitute Trustee

BY: _____
I. Dyke Tatum, Partner

08/28 157.30- CHECK

5317

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 I. Dyke Tatum, Partner of Wilkins, Adams, & Spicer, Attorneys, 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 28th day of August, 1981.

Notary Public

My Commission Expires: 1-11-82

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $57,989.47.

Affiant

Subscribed and sworn to before me, this the 28th day of August, 1981.

Notary Public

My Commission Expires: 1-11-82

G57706

IDENTIF. T REFERENCE

AUG 28 11 18 AM '81

FELIX P. WISHART REGISTER
DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5788 PAGE 748

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
			57989.47- CO	
			150.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	157.30-
5317A08/28/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G57706

T
IDENTIF. REFERENCE

AUG 28 11 18 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 840916