3614 OPAC Edition CHECK

This instrument prepared by:
William P. Dougan, for THOMAS, HALLIBURTON & WEISSMAN
417 Welshwood Drive, Nashville, Tn. 37211

BOOK 5854 PAGE 43

Map No. 58 - 16 - 20

Parcel No. 13DA-50850

This is improved property at:

4026 Cedar Circle
Nashville, Tenn. 37218

SEND TAX BILLS TO:
Federal National Mortgage Assn.
Atlanta, Georgia

The actual consideration or value, whichever is greater for this transfer, is $ 34,626.49.

William P. Dougan
Affiant

Subscribed and sworn to before me, this 22nd day of February, 1982.

Notary Public
My Commission Expires: 4/2/85

SUCCESSOR TRUSTEE'S DEED

Whereas, John D. Carter and wife Joyce Elaine Carter executed a deed of trust on the 18th day of February, 1980, which was recorded in Trust Deed Book 5568, Page 187, Register's Office of Davidson County, Tennessee, conveying to Delta Title Company, Trustee, the hereinafter described property to secure payment to National Mortgage Company, a promissory note fully described in said deed of trust; and

Whereas, default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said Deed of Trust, all of said indebtedness has been declared due and collectible, and Supreme Mortgage and Realty, Inc., holder of said note has demanded of the Successor Trustee, appointed by an instrument of record in Book 5843, Page 389, in the Register's Office for Davidson County, Tennessee, the foreclosure of said Deed of Trust for the purpose of paying said note, interest and costs as therein provided.

Whereas, William P. Dougan, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee advertised the said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on February 29, 1982, at the front door of the Court House in Davidson County, Tennessee, at 12:00 noon,

the said William P. Dougan, 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 Supreme Mortgage and Realty, Inc., being the highest and best bidder, became the purchaser at the price of $ 34, 626.49, and

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, William P. Dougan, do hereby sell, transfer and convey as Substitute Trustee, unto the said Federal National Mortgage Association, its successors and assigns, in bar of the equities of redemption, dower, and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining to-wit:

BEING the northerly 60 feet of Lot No. 23 of Block "CC" on the Plan of Fairview Subdivision, as of record in Book 1130, Page 54, of the Register's Office of Davidson County, Tennessee.

SAID Lot No. 23 fronts 60 feet on the easterly side of Cedar Circle and extends back between parallel lines 296.2 feet to a dead line.

BEING the same property conveyed to John D. Carter and wife Joyce Elaine Carter by warranty deed of record in Book 5568, page 1 Register's Office for said County.

G80520

IDENTIFICATION

FEB 22 10 32 AM '82

FELIX E. WILSON REGISTER DAVIDSON COUNTY, TENN.

RUSH

TO HAVE AND TO HOLD THE same unto the said Federal National Mortgage Association, its successors and assigns, forever

William P. Dougan 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; and he will forever warrant the same against the lawful claims of any and all persons holding by, through or hnder 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.

IN WITNESS WHEREOF, William P. Dougan, Substitute Trustee, has hereunto set his hand on this 22nd day of Februarv, 1982.

William P. Dougan
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF

On this 22nd day of February 19[illegible], before me personally appeared William P. Dougan, Substitute Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunder set my hand and seal.

Notary Public

My Commission Expires:

4/21/85