This Instrument Prepared By:
George E. Mudter, Jr., Attorney
26th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

Send Tax Bills to New Owner(s):
Federal National Mortgage Association
100 Peachtree Street, N.W.
Atlanta, Georgia 30303

Map 148-14 Parcel 180 Field Book 5DU-52393

SUBSTITUTE TRUSTEE'S DEED

BOOK 5909 PAGE 406

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in that certain Deed of Trust, dated July 25, 1980, to Mickey Carroll, Trustee, executed by Henry Gordon Brooks, as same appears of record in Book 5629, page 302, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Mickey Carroll, 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 5887, page 235, Register's Office for Davidson County, Tennessee; and

WHEREAS, 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 instrument 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 instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on May 27, 1982, and subsequent insertions appearing on June 3, 1982, and June 10, 1982, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on June 22, 1982, at 12:10 o'clock p.m., 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 instrument, 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 the Federal National Mortgage Association at and for the sum of Forty-eight Thousand Nine Hundred Seventy-nine and No/100 ($48,979.00) 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 Substitute Trustee the expenses of sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Federal National Mortgage Association, of the sum of money so 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 Federal National Mortgage Association, its successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit:

> Land in the First Civil District of Davidson County, Tennessee, being Lot No. 30 on the Plan of Haywood Forest Subdivision, Section Two, Revised of record in Book 5200, page 225, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Betty Ruth Brooks and Henry Gordon Brooks, II, as joint tenants with right of survivorship, by quitclaim deed from Henry Gordon Brooks, unmarried, of record in Book 5662, page 52, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 86 Brenda Lane, Antioch, Tennessee 37013.

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 Federal National Mortgage Association, its successors and assigns, in fee simple forever, to whom the said George E. Mudter, Jr., Substitute Trustee, warrants the title to the aforesaid 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 22nd day of June, 1982.

GEORGE E. MUDTER, JR.,
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared George E. Mudter, Jr., the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 22nd day of June, 1982.

Jean Patterson
NOTARY PUBLIC

My commission expires: 10-20-85

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 $48,979.00.

Affiant

Sworn to and subscribed before me,
this 22nd day of June, 1982.

Jean Patterson
Notary Public

My commission expires: 10-20-85

STATE OF TENNESSEE
DAVIDSON COUNTY
FELIX Z. WILSON
REGISTER
Jun 12 11 59 AM '82
IDENTIF. REFERENCE
$ 0.0 2.5.4.