15 DA 02335
72-9-342

This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

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

BOOK 5911 PAGE 665

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 12th day of September, 1980, Wayne R. Tate was named Trustee in a Deed of Trust of even date executed by John W. Terrell and wife, Frances D. Terrell, conveying to him as Trustee, the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $32,500.00, principal and interest at 12.0% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5650, page 771, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, I. Dyke Tatum was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 5894, page 881, in the Register's Office for Davidson County, Tennessee; I, I. Dyke Tatum, 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 (21) days notice by three (3) successive publications, namely: June 17, June 24, and July 1, 1982, 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, July 16, 1982, at 11:20 A.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 hereinabove mentioned equities, as provided in said Deed of Trust, at which time FEDERAL NATIONAL MORTGAGE ASSOCIATION, 100 Peachtree Street, N.W., Atlanta, Georgia 30303, submitted the highest and best bid in the amount of $29,910.00.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer and convey to FEDERAL NATIONAL MORTGAGE ASSOCIATION, 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. 104 on the plan of Irvington of record in Book 843, page 60, Register's Office for said County.

SAID Lot No. 104 fronts 60 feet on the northerly margin of West Cahal Avenue and extends back 166.08 feet on the easterly line and 165.83 feet on the westerly line to a dead line in the rear, measuring 60 feet thereon.

BEING the same property conveyed to John W. Terrell and wife, Frances D. Terrell by deed from William B. Christley, III and wife, Mary P. Christley of record in Book 5650, page 768, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum Substitute Trustee, convey to FEDERAL NATIONAL MORTGAGE ASSOCIATION, 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 me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand at Nashville, Tennessee, this 16th day of July, 1982.

I. Dyke Tatum
Substitute Trustee

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T.
IDENTIF. REFERENCE

JUL 16 11 39 AM '82
FELIX A. NELSON II REGISTER
DAVIDSON COUNTY, TN

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, 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 16th day of July, 1982.

Louise N. Lloyd
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 2-1-86

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $29,910.00.

I. Dyke Tatum
Affiant

Subscribed and sworn to before me, this the 16th day of July, 1982.

Louise N. Lloyd
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 2-1-86

RETURN TO: file
I. Dyke Tatum, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201