R.E.O. 393

BOOK 5993 PAGE 969

This Instrument Prepared By:

Mail
Metropolitan Federal Savings & Loan Association
230 FOURTH AVENUE NORTH
NASHVILLE, TENNESSEE 37219

H26509

IDENTIF. REFERENCE

JAN 18 8 30 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $63,940.78

Pamela G. Bowman
Affiant

Subscribed and sworn to before me, this 10th day of January, 1983.

Heather [illegible]
Notary Public

My Commission Expires: 10-15-83

Address New Owners as Follows: Send Tax Bills To: Map-Parcel Nos.

Metropolitan Federal Savings and Loan Association
230 Fourth Avenue, North
Nashville, TN 37219

Same

97-13
Parcel #3D-85698

230 Fourth Avenue, North
Nashville, TN 37219

Parcel #3D-85698

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 10th day of Jan, 1983, by and between Union Financial Corporation, SUBSTITUTE TRUSTEE, FIRST PARTY, and Metropolitan Federal Savings and Loan Association, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust dated June 5, 1981, of record in Book 5755, page 193, Register's Office for Davidson County, Tennessee,

01/18 178.64- CHECK

1703

Stanley R. Ryan and wife, Sheila J. Ryan conveyed to Attorneys Title Company, Inc., Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Fifty-Nine Thousand and No/100 ($ 59,000.00) Dollars; to the order of Metropolitan Federal Savings and Loan Association

and;

WHEREAS, Metropolitan Federal Savings and Loan Association is the successor by merger to

and;

WHEREAS, Attorneys Title Company, Inc., Trustee, was unable to act as Trustee under said deed of trust and Union Financial Corporation was appointed Substitute Trustee by the owner and holder of said note, which is of record in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and

WHEREAS, pursuant to said notice, First Party did advertise said property for sale in accordance with the terms and provisions said note and deed of trust, notices of the time and place of said sale being published in The Nashville Record on December 16, 1982, December 23, 1982, and December 30, 1982 and;

WHEREAS, the First Party caused the said property to be sold at the front door of the Courthouse in Davidson County, Tennessee, on January 10, 1983 and;

WHEREAS, Second Party being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Sixty-Three Thousand Nine Hundred Forty and 78/100 ($63,940.78)

DOLLARS, and said sum of said bid having been paid, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in ____________________ County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 128 on the Plan of Larchwood, Section Two, as of record in Book 5200, pages 57, 58 & 59, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Stanley R. Ryan and wife, Sheila J. Ryan, by deed from Frank C. Batson and wife, Judy W. Batson, of record in Book 5755, page 190, said Register's Office.

This property is located at 817 Norwalk Drive, Nashville, Tennessee 37214

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind. ~~xxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxxx~~

~~Record in Book xxxxxxxxx page xxxxxxx said Register's Office~~

AND, Union Financial Corporation, Substitute Trustee, do further covenant and bind my successors and representatives to warrant and defend the title to said land only as to such title coming through on by it to the said Second Party, its successors and assigns and not otherwise.

IN WITNESS WHEREOF, the First Party has hereunto set its signature this the day and date above written.

By: *Barbara J. Hershenhorn*
Barbara J. Hershenhorn
Assistant Secretary

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara J. Hershenhorn, with whom I am personally acquainted and who upon her oath acknowledged herself to be the Assistant Secretary of Union Financial Corporation, with within named bargainor, a corporation, and that she as such Assistant Secretary, being authorized to do so executed the foregoing instrument for purposes therein contained by signing the name of the Corporation by the said Barbara J. Hershenhorn, as such Assistant Secretary.

WITNESS my hand and official seal at Nashville, Tennessee, on this 10th day of January, 1983.

Heather Patt
Notary Public

My Commission Expires:
10-18-83

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 Barbara J. Hershenhorn the bargainor of Union Financial Corp., with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville TN, this 17th day of January, 1983.

My commission expires 10-21-84 Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 5993 PAGE 973

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
			63940.78- CO	
			166.14 CO TX	
			.50 PRFEE	
			12.00 TDEED	
		VD	12.00- TDEED	
			12.00 WDEED	
			CHECK	178.64-
			1703A01/18/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H26509

IDENTIF. REFERENCE

JAN 18 8 30 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 921755