THIS INSTRUMENT PREPARED BY AND AFTER RECORDING SHOULD BE MAILED TO:
Clark H. Tidwell, 24th Floor, L & C Tower, Nashville, TN 37219

NAME & ADDRESS OF NEW OWNER	SEND TAX BILLS TO	
The First National Bank of Centerville, Tennessee	Same	MAP 173-1
314 North Public Square		PAR. 145
Centerville, TN 37033		

BOOK 6020 PAGE 283

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, under date of July 20, 1979, DAVID R. BATES and wife, KAREN W. BATES, executed a certain Deed of Trust to J. B. WALKER, Trustee, for the purpose of securing the debt and obligations therein described which Deed of Trust is recorded in Record Book 5451, Page 636, Register's Office of Davidson County, Tennessee; and

WHEREAS, THE FIRST NATIONAL BANK OF CENTERVILLE, TENNESSEE, a banking corporation, the holder and owner of the debt secured by said Deed of Trust, having, for reason satisfactory to itself, under the provisions of said Deed of Trust, by instrument recorded in said Register's Office in Book 6003, Page 637, named and appointed the undersigned as Trustee in the place and stead of said J. B. WALKER; and

WHEREAS, default was made in the payment of the debt and obligations secured by said Deed of Trust and the undersigned, as Substitute Trustee, was requested to advertise and sell the property conveyed by said Deed of Trust in compliance with the provisions thereof; and

WHEREAS, the undersigned, as Substitute Trustee, did, in compliance with the provisions of said Deed of Trust advertise for sale the property conveyed by same, the advertisement of sale having been published in THE NASHVILLE RECORD, a newspaper published in Nashville, Davidson County, Tennessee, in the issues of February 17, 24 and March 3, 1983, of said newspaper, said sale having been advertised for Wednesday, March 9, 1983, commencing at twelve o'clock noon, at the South Front Door of the Court House, Nashville, Tennessee, Davidson County, at which time and place same was offered for sale and sold; and

WHEREAS, the highest and best bid of said property was then and there made by THE FIRST NATIONAL BANK OF CENTERVILLE, TENNESSEE, a banking corporation, by its agent, Robert Bowman, to-wit: a bid of $72,372.56 for said property, which bid was then and there accepted by the undersigned as Substitute Trustee.

NOW THEREFORE, for the consideration named, and for and in consideration of the compliance with the terms of said bid, the undersigned, CLARK H. TIDWELL, as Substitute Trustee, has bargained and sold, and does by these presents bargain, sell and convey unto THE FIRST NATIONAL BANK OF CENTERVILLE, TENNESSEE, a banking corporation, the property advertised and sold as hereinabove recited, situated, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 26 on the Plan of Monte Carlo Estates, Section II-B, as of record in Book 5050, page 99, Register's Office for said County.
>
> SAID Lot No. 26 fronts 81.39 feet on the westerly side of Cedarmont Drive and extends back 141.86 feet on the northerly line and 130.76 feet on the southerly line to a dead line in the rear, measuring 94.19 feet thereon.
>
> BEING part of the same property conveyed to Peiser and Caldwell Builders, Inc., by deed from G C & W Enterprises, Inc., P & C Corporation and Jerald V. Peiser and Thomas B. Caldwell, III of record in Book 5419, page 827, Register's Office for Davidson County, Tennessee.
>
> This being the same property deeded to David R. Bates and wife, Karen W. Bates, by Peiser and Caldwell Builders, Inc., June 7, 1979, as recorded in Deed Book 5447, page 633, Register's Office for Davidson County, Tennessee; and the said Karen W. Bates did Quitclaim her interest therein by Quitclaim Deed of record in Book 5721, page 838, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD, unto the said THE FIRST NATIONAL BANK OF CENTERVILLE, TENNESSEE, a banking corporation, its successors and assigns, in fee simple forever.

The undersigned Substitute Trustee believes the title hereby conveyed to be good, but warrants same only against the lawful claims of all persons claiming by, through and under a

conveyance from the undersigned as Substitute Trustee, under the provisions of the above described Deed of Trust, and not further or otherwise.

The proceeds of this sale, the receipt of which the undersigned Substitute Trustee hereby acknowledges, have been applied as follows:

Principal balance as of October 20, 1982	$67,665.10
Interest since October 20, 1982 (140 days at $13.90)	1,946.00
1982 taxes	474.00
1982 penalty	7.11
1983 taxes	88.40
Recording Substitution of Trustee	6.00
Publishing Notice in NASHVILLE RECORD	156.00
Attorney's fee (3%)	2,029.95
	$72,372.56

Witness the signature of the undersigned, CLARK H. TIDWELL, Substitute Trustee, this the 10th day of March, 1983.

H35893 IDENTIF. REFERENCE MAR 14 1 37 PM '83 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

Clark H Tidwell
CLARK H. TIDWELL, SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said State and County, CLARK H. TIDWELL, Substitute Trustee, 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 10th day of March, 1983.

Dilda L. Johnson
Notary Public

DILDA R. JOHNSON NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:
4/20/86

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $72,372.56.

Dilda L. Shields
Affiant

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

Peggy Ann K. Leach
Notary Public

My Commission Expires:
Oct. 21, 1984

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____ BOOK 6020 PAGE 286

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			72372.56- CO	
			188.24 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 197.74-	
			2999A03/14/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 5 8 9 3

IDENTIF. REFERENCE

MAR 14 1 17 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 934967