71-16-186
20W 28795

File 30

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

New owner - Send Tax Bills:
Citicorp Homeowners, Inc.
P.O. Box 27377 MR 87
St. Louis, Mo. 63141

SUBSTITUTE TRUSTEE'S DEED

BOOK 6290 PAGE 638

WHEREAS, on the 13th day of March, 1979, James R. Bellar was named Trustee in a Deed of Trust of even date executed by James H. Teasley and wife, Martha C. Teasley, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $29,150.00, principal and interest at 9½% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5404, page 929, re-recorded in Book 6183, page 649, 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 6189, page 604, 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: April 19, April 26, and May 3, 1984, in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust, and subject to the statutory right of redemption.

PURSUANT to said advertisement on Friday, May 11, 1984, at 11:15 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 CITICORP HOMEOWNERS, INC., P.O. Box 27377 MR 87, St. Louis, Mo. 63141, submitted the highest and best bid in the amount of $21,540.00.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer, and convey to CITICORP HOMEOWNERS, INC., 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. 84 and the southerly 15 feet of Lot No. 85 on the Plan of Oakwood Park of record in Book 421, page 12, Register's Office for said County.

SAID Lot No. 84 and part of Lot 85 front together 46 feet on the easterly margin of North Fifth Street and extend back between parallel lines 165 feet to an alley.

BEING the same property conveyed to James H. Teasley by deed from Viola Elizabeth Ford Cooper of record in Book 5404, page 926, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to CITICORP HOMEOWNERS, INC., 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 11th day of May, 1984.

I. Dyke Tatum, Substitute Trustee

I 2' 1: 6: 8 1 -

IDENTIF. REFERENCE

MAY 11 11 25 AM '84

FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 6290 PAGE 639

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, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, this 11th day of May, 1984.

Louise N. Lloyd
Notary Public

My Commission Expires: 2-1-86

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $21,540.00.

Affiant

Subscribed and sworn to before me, this the 11th day of May, 1984.

Louise N. Lloyd
Notary Public

My Commission Expires: 2-1-86

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

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

RECEIVED OF _____

FOR _____

BOOK 6290 PAGE 640

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

21540.00- CAMT.
59.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 62.40-
6010A05/11/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 1 6 8 1

IDENTIF. REFERENCE

MAY 11 11 25 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35547