BOOK 5317 PAGE 146 MAP 43-12 Par 452

Tennessee FHA

James R. McGriff
L & N Loan # 02-41-37032
INV # (400) 25232
FHA Loan # 483-078803-203

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 21, 1980, and recorded in Book 5642, Page 853, in the Register's Office of Davidson County, Tennessee, James R. McGriff and wife, Rhea Elaine McGriff, conveyed to Ernest W. Turnbull Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 6040, Page 108 in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on the 25th day of April, 1984, at the main (south) door of the Courthouse, of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to Tennessee Housing Development Agency, a corporation, whose address is Doctors Building, 706 Church Street, Nashville, Tennessee, 37203 at and for the sum of Twenty-Nine Thousand and No/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said Tennessee Housing Development Agency has assigned its interests in the said property to The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns; 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 the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Tennessee Housing Development Agency of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Madison, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 25 of Block "A" of an unrecorded plan of Myatt-Eagan Subdivision, said Plan being a part of the Anderson Estates, of record in Book 1130, Page 37, said Register's Office, and said lot of said unrecorded plan being described according to a survey made by Harvey Gee, Surveyor, dated August, 1947, as follows: BEGINNING at a point on the westerly side of Vandiver Drive, said point being the common corner of Lot No. 25 and 26 and said point being located 681.4 feet north of a monument at the northwest corner of Old Hickory Boulevard and Vandiver Drive; thence westerly with the dividing line between Lots No. 25 and 26, 127.2 feet to a point, said point being the common corner of Lots No. 25, 26, 16 and 17; thence northerly with the dividing line between Lots No. 26 and 17, 51.2 feet to a point, said point being the common corner of Lots No. 17, 18, 24 and 25; thence easterly with the dividing line between Lots No. 24 and 25, 115.2 feet to a point on the westerly margin of Vandiver Drive; thence southerly with the westerly margin of Vandiver Drive, 50 feet to the point of beginning

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Arnold M. Weiss, 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 not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Recording Fee for Substitution of Trustee	$ 6.00
Publication Expense	174.00
Trustee's Fee	250.00
Credit on Note	28,570.00
	$29,000.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 25th day of April, 1984.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 25th day of April, 1984, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

NO TAX

PROPERTY ADDRESS
119 Vandiver
Madison, TN

MAIL TAX STATEMENT TO:
The Assistant Commissioner-Comptroller
Federal Housing Administration
Washington D.C. 20410

THIS INSTRUMENT PREPARED BY:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

Mail to

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RECEIVED FOR RECORD
JUN 18 9 57 AM 1984