This Instrument Was Prepared By:

John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, Tennessee 37215

File Box 9

Send Tax Bills To:

S & S Properties
115 16th Ave. So.
Nashville, Tennessee

Map & Parcel 94-1-461
23W-1260

BOOK 6342 PAGE 861

SUBSTITUTE TRUSTEE'S DEED

Whereas, by deed of trust (said deed of trust) dated August 22, 1984, and recorded in Book 6127 at page 430 in the Register's Office for Davidson County, Tennessee, Daniel Scanlon and wife, Barbara Scanlon conveyed the real property hereinafter described (the property) to Wilkins & Adams, Attys., a partnership Trustee, for the purpose of securing to S & S Properties the payment of one note of even date therewith wherein Daniel Scanlon and wife, Barbara Scanlon promised to pay to S & S Properties principal and interest thereon upon terms, all as therein set forth; and

Whereas, by Substitution of Trustee, dated May 31, 1984, and recorded in Book 6304 at page 411 in said Register's Office, S & S Properties appointed Dianna S. Russom as Substitute Trustee under said deed of trust; and

Whereas, at the direction of S & S Properties as the holder of (a) the indebtedness evidenced by said note, (b) said note and (c) said deed of trust, Dianna S. Russom Substitute Trustee, (Trustee) under and by virtue of the powers vested in Turstee as such Substitute Trustee under said deed of trust, advertised the sale of the property, as required by law and as required by the terms of said deed of trust by giving twenty-one days notice thereof by three consecutive weekly publications on June 14, June 21, and June 28, all in 1984, in The Nashville Record, a newspaper published in Davidson County, Tennessee for cash and in bar of equities of redemption, dower and homestead as provided in said deed of trust but subject to the liens of a first mortgage deed of trust recorded in Book 6127 at page 419 and a second mortgage deed of trust recorded in Book 6127 at page 424 both in said Register's Office; and

Whereas, pursuant to said advertisements, Trustee, as Substitute Trustee under said deed of trust, offered the property for sale to the highest and best bidder, for cash and in bar of the equities hereinbefore set forth, but subject to the liens of said first mortgage deed of trust, and said second mortgage deed of trust, by public outcry on Friday, July 6, 1984, at 11:00 a.m. at the south door of the Courthouse for said County; and

Whereas, S & S Properties submitted the highest and best bid at said sale; and

Now Therefore:

In consideration of the matters hereinbefore set forth, Dianna S. Russom, Substitute Trustee, as Substitute Trustee under said deed of trust, does hereby transfer and convey unto S & S Properties, their heirs and assigns, the following described real property:

AN UNDIVIDED ONE-HALF INTEREST IN AND TO:

LAND in Davidson County, Tennessee, being Lot No. 64 on the plan of Shelby Village No. Two, of record in Book 1835, page 48, as corrected in Book 2032, page 191, and amended in Book 2040, page 493, all in said Register's Office.

SAID Lot No. 64 fronts 65.0 feet on the southeasterly margin of Electric Avenue and extends back 112.7 feet on the northeasterly line and 115.3 feet on the southwesterly line to a dead line in the rear, measuring 65.0 feet thereon.

BEING the same property conveyed to Daniel Scanlon and wife, Barbara Scanlon by deed from S & S Properties, a partnership composed of Michael Skelton and Phil Speer, of record in Book 6127, page 427, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1500 Electric Avenue, Nashville, Tennessee, 37206

This conveyance is made subject to the liens fo said first mortgage deed of trust, and said second mortgage deed of trust.

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Trustee conveys to S & S Properties all of the rights conveyed to Wilkins & Adams, Attys., a partnership; by said deed of trust including such covenants and warranties as Trustee as Substitute Trustee under said deed of trust may lawfully make, all actions by Trustee being solely as Substitute Trustee. and not otherwise, under said deed of trust and not as an individual.

In witness whereof, Trustee has signed this Substitute Trustee's Deed on this the 6th day of July, 1984.

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Dianna S. Russom

Dianna S. Russom, Substitute Trustee

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 Dianna S. Russom, 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 the 6th day of July, 1984

John D. Adams

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

11-1-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 1,330.00.

Dianna S. Russom

Affiant

Subscribed and sworn to before me, this the 6th day of July, 1984.

John D. Adams

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

11-1-87

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IDENTIFICATION REFERENCE

JUL 20 1 15 PM '84

REGISTER DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6342 PAGE 863

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			1330.00- CAMT.	
			3.30 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	9.85-
5542A07/20/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

137742

IDENTIF. REFERENCE

JUL 20 1 15 PM '84

No.0054544