9D 52975
168-137

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

New owner - Send Tax Bills:
Spain Enterprises
3813 Hillsboro Road
Nashville, Tennessee 37215

BOOK 6399 PAGE 644

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 28th day of March, 1984, Leonard Hearne Armistead, III was named Trustee in a Deed of Trust of even date executed by Richard C. Wallace and wife, Susan T. Wallace, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $3,500.00, principal and interest at 14% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6260, page 783, 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 6356, page 712, 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: August 16, August 23, and August 30, 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, if any.

PURSUANT to said advertisement on Thursday, September 13, 1984, at 11:05 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 SPAIN ENTERPRISES, 3813 Hillsboro Road, Nashville, Tennessee 37215, submitted the highest and best bid in the amount of $1,200.00.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer, and convey to SPAIN ENTERPRISES, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

LAND in the 9th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING in the westerly margin of Hester and Beasley Road at a point 1317.3 feet southerly from the northeast corner of the Colebrooke Tract; running thence with said margin, South 52° 13' West 163 feet to an iron pin; thence north 27° 30' West 350 feet to a gun barrell; thence north 40° East 120 feet to an iron pin; thence south 37° 47' East 371 feet to the beginning, and containing 1.17 acres, more or less.

BEING the same property conveyed to Richard C. Wallace and wife, Susan T. Wallace by deed from J. R. Resha of record in Book 6260, page 780, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to SPAIN ENTERPRISES, 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 13th day of September, 1984.

I. Dyke Tatum, 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 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 13th day of September, 1984.

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $1,200.00.

Affiant

Subscribed and sworn to before me, this the 13th day of September, 1984.

Notary Public

My Commission Expires: _____

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

IDENTIFICATION REFERENCE

I 5 5 2 9 1

Oct 9 2 38 PM '84

REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6399 PAGE 646

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

1200.00- CAMT.
3.12 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 9.62-
7112A10/09/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-55291

IDENTIF. REFERENCE

Oct 9 2 38 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0075454