M+P 42-15-94

ADDRESS NEW OWNER	SEND TAX BILLS TO	This Instrument Prepared By:
FinanceAmerica Thrift Corp. 756 Two Mile Parkway Goodlettsville, TN 37072	Same	D. Ronald Ingram 405 Two Mile Pike Goodlettsville, TN 37072

SUBSTITUTE TRUSTEE'S DEED

BOOK 6499 PAGE 810

WHEREAS, by Deed of Trust dated January 6, 1983, of record in Trust Deed Book 5990, Page 755, Register's Office for Davidson County, Tennessee, James E. Camfield and wife, Virginia C. Camfield, conveyed certain real property therein described to Mack W. O'Rear, Jr., Trustee, to secure the indebtedness described in said Deed of Trust; and

WHEREAS, by instrument dated May 6, 1983, D. Ronald Ingram was appointed Substitute Trustee to serve in the place and stead of Mack W. O'Rear, Jr., pursuant to the aforementioned Deed of Trust, said Appointment of Substitute Trustee being recorded in Book 6052, Page 893, Register's Office for Davidson County, Tennessee; and

WHEREAS, the indebtedness described in said Deed of Trust was not paid in accordance with its terms, and default in the payment thereof was declared; and

WHEREAS, at the request of the lawful owner and holder of the indebtedness secured by said Deed of Trust, the Substitute Trustee gave notice of the time and place of sale, all in accordance with said Deed of Trust, by publishing an advertisement for four consecutive weeks in The Nashville Record, a newspaper published in Davidson County, Tennessee, said notice being first published on January 31, 1985, and thereafter on February 7, 14, and 21, 1985, which notice of sale advertised the sale of the property hereinafter described for February 25, 1985, at 12:00 Noon; and

WHEREAS, on February 25, 1985 at 12:00 Noon, at the south door of the Davidson County Courthouse in Nashville, Davidson County, Tennessee, being the time and place fixed in said notice, the hereinafter described property was offered for sale at public outcry, cash in hand and in bar of all equities of redemption and all other rights and exemptions of every kind of the Grantors of said Deed of Trust, as provided therein, subject only to liens, encumbrances and other matters which are prior in right to the lien of the aforesaid Deed of Trust and the Substitute Trustee having received a bid of Sixty-Seven Thousand Five Hundred and 00/100 Dollars ($67,500.00), from an agent of the lawful owner and holder of the indebtedness described in the said Deed of Trust, which bid was the last, highest and best bid and payment thereof by reason of a credit upon the indebtedness described in said Deed of Trust having been received, the receipt of all of which is hereby acknowledged;

NOW, THEREFORE, in consideration of the premises and of the sum bid and paid as herein provided, D. Ronald Ingram, Substitute Trustee, does hereby bargain, sell, transfer and convey unto FinanceAmerica Thrift Corporation, its successors and assigns, all of that certain real property in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Blair Heights, Section Two, as of record in Book 2133, page 51, of Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of Linda Lane at the corner of Lots 21 and 22; thence with the line between said lots, northwesterly 240.45 feet to a corner of Lot No. 23; thence with the line between lots nos. 22 and 23; northeasterly 231.91 feet to the westerly margin of Beverly Drive; thence

02/26 132.00- CHECK

4135

with the margin of the same southeasterly 176.13 feet to the beginning of a curve; thence around said curve, southerly 45.97 feet to the westerly margin of Linda Lane; thence with the margin of the same, southwesterly 151.22 feet to the point of beginning.

Being the same property conveyed to James E. Camfield and wife, Virginia C. Camfield by deed from Wilson C. Gregory and wife, Eddean S. Gregory, of record in Book 4452, Page 596, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all hereditaments, easements, appurtenances, and improvements thereunto belonging, in fee simple, forever, free from all rights or exemptions of the Grantor of said Deed of Trust, subject only to liens, easements, encumbrances and other matters which are prior in right to the lien of the aforesaid Deed of Trust.

I, D. Ronald Ingram, as Trustee, do hereby transfer, assign and set over unto said FinanceAmerica Thrift Corporation of Goodlettsville, Tennessee, its successors and assigns, all of the covenants and warranties contained in said Deed of Trust, subject only to the matters herein expressly reserved, and I do hereby warrant the title as fully as I am able to do as Trustee, but no further or otherwise.

WITNESS my hand as Substitute Trustee on this the 25th day of February, 1985.

I.8.5.5.2.9
IDENTIF. REFERENCE
FEB 28 3 32 PM '85
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

D. Ronald Ingram
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 25th day of February, 1985, before me personally appeared D. Ronald Ingram, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed for the purposes therein contained.

Rebecca A. Higgs
Notary Public

My commission expires: 7-17-88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of the property (whichever is greater) is $67,500.00). This is equal to or greater than the property would bring at a fair and voluntary sale.

D. Ronald Ingram
AFFIANT

Sworn to and subscribed before me this 25th day of February, 1985.

Rebecca A. Higgs
Notary Public

My commission expires: 7-17-88

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

BOOK 6499 PAGE 812

RECEIVED OF _____

FOR _____

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

67500.00- CAMT.
175.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 182.00-
4135A02/26/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIF. REFERENCE

FEB 26 9 34 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 111450