61-7-175
15D202835

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

New Owner - Send Tax Bills:
First Investment Company
P.O. Box 749
Columbus, Ohio 43216

BOOK 6559 PAGE 798

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 24th day of June, 1983, Douglas R. Berry was named Trustee in a Deed of Trust of even date executed by Donald R. Higgins and wife, Madonna J. Higgins, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $41,900.00, principal and interest at 12.0% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6087, page 895, 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 6529, page 711, 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 25, May 2, and May 9, 1985, 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 Friday, May 17, 1985, at 11:00 A.M., at the south 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 FIRST INVESTMENT COMPANY, P.O. Box 749, Columbus, Ohio 43216 submitted the highest and best bid in the amount of $48,782.12.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer and convey to FIRST INVESTMENT COMPANY, 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. 9 on the Plan of Broadmoor, Block "B", of record in Book 547, pages 161 and 162, and a part of Redwood Street (now closed) lying west of and adjacent to said Lot No. 9.

SAID Lot fronts the north margin of Maplewood Avenue a total of 70 feet and runs back between lines measuring 150 feet to a dead line in the rear on which it measures a total of 70 feet.

BEING the same property conveyed to Donald R. Higgins and wife, Madonna J. Higgins by deed from Joe L. Wall and wife, Deborah Wall in Book 6087, page 892, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to FIRST INVESTMENT COMPANY, 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 17th day of May, 1985.

I. Dyke Tatum, Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 6559 PAGE 799

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 17th day of May, 1985.

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 $48,782.12.

Affiant

Subscribed and sworn to before me, this the 17th day of May, 1985.

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

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T
IDENTIF. REFERENCE

MAY 17 11 27 AM '85

REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6559 PAGE 800

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

48782.12- CAMT.
126.88 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 133.38-
9243A05/17/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 5 7 7 5

IDENTIF. REFERENCE

MAY 17 11 27 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 135896