F-2170

87-13-105

File 30

This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

New owner - Send Tax Bills:
FIRST INVESTMENT COMPANY
P. O. Box 749
Columbus, Ohio 43216

BOOK 6611 PAGE 620

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 30th day of April, 1984, Douglas R. Berry was named Trustee in a Deed of Trust of even date executed by Robert E. Earheart and wife, V. Lucretia Earheart, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $38,406.00, principal and interest at 13.50% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6286, page 329, 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 6585, page 947, 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: June 27, July 4, and July 11, 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 Monday, July 22, 1985, at 11:50 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 FIRST INVESTMENT COMPANY, submitted the highest and best bid in the amount of $41,430.22.

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. 174B on the Zone Lot Division of Lot No. 174 on the plan of Valley Grove Subdivision, Section II, of record in Book 6050, page 39, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to George B. James, Jr. by quitclaim deed from Robert E. Earheart and wife, V. Lucretia Earheart of record in Book 6333, page 261, Register's Office, 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 22nd day of July, 1985.

I. DYKE Tatum, Substitute Trustee

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IDENTIF. REFERENCE

JUL 22 12 26 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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 22nd day of July, 1985.

Louise M. Sleigh
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 $41,430.22.

I. Dyke Tatum
Affiant

Subscribed and sworn to before me, this the 22nd day of July, 1985.

Louise M. Sleigh
Notary Public

My Commission Expires: 2-1-86

RETURN TO:
I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

OFFICIAL RECEIPT

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

RECEIVED OF_____

BOOK 6611 PAGE 622

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

41430.22- CONST.
107.64 CSTAX
.50 DEED
6.00 MORT
CHECK 114.14-
9899A07/22/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 22 4 90

IDENTIF. REFERENCE T

JUL 22 12 26 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 156047