MAP 24
Par 13 1a

Tennessee FHA

Ronald E. Toman
NYG Loan # 43561-7
FHA Loan # 483-065541-203

SUBSTITUTE TRUSTEE'S DEED

BOOK 6635 PAGE 322

WHEREAS, by Deed of Trust dated July 31, 1978, and recorded in Book 5321, Page 215, in the Register's Office of Davidson County, Tennessee, Ronald F. Toman and Nancy J. Stanley, conveyed to Donald Robinson Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 6422,page 972 in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on the 31st day of July, 1985, at the main (south) door of the Courthouse, of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to The New York Guardian Mortgagee Corp., a corporation, whose address is P. O. Box 870, Hempstead, New York, 11551 at and for the sum of Fifty-nine Thousand Five Hundred Dollars, that being the highest and best bid offered; and,

WHEREAS, the said The New York Guardian Mortgagee Corp. has assigned its interests in the said property to The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by The New York Guardian Mortgagee Corp. of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Goodlettsville, County of Davidson, State of Tennessee, to-wit:

LAND in the 10th Civil District of Davidson County, Tennessee, described as follows:

BEING in the 10th Civil District, and described as follows: BEGINNING in the center of Dry Creek Road, at the southwest corner of the property conveyed to H. L. Redding, Sr. and wife, by deed in Book 1877, page 165, Register's Office; thence south 62° east 191.75 feet with the center line of Dry Creek Road; thence leaving said road, north 29° 08' east 230.7 feet to an iron pin; thence north 71° 54' west 170.6 feet to an iron pin in the west property line of H. L. Redding, Sr. and wife; thence south 36° west 203.2 feet with said property line to the beginning, containing 0.89 acres, according to a survey made by Solon E. Davis, Consulting Engineer, on September 12, 1961.

30185

IDENTIFICATION REFERENCE

AUG 21 9 47 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Mail to

This Instrument Prepared by:
ARNOLD M. WEISS
ATTORNEY AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103

[redacted]

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Recording Fee for Substitution of Trustee	$ 6.00
Publication Expense	189.00
Attorney's Fees	300.00
Credit on Note	59,005.00
	$59,500.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 31st day of July, 1985.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 31st day of July, 1985, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires: [illegible] May 17, 1988

NO TAX

PROPERTY ADDRESS
485 A Dry Creek
Goodlettsville, TN

MAIL TAX STATEMENT TO:
The Assistant Commissioner-Comptroller
Federal Housing Administration
Washington D.C. 20410

MAIL TO:

THIS INSTRUMENT PREPARED BY:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103