This instrument prepared by:
Robert C. Goodrich, Jr.
FARRIS, WARFIELD & KANADAY
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

BOOK 6571 PAGE 887

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel No.:
Jefferson Federal Savings & Loan Association c/o Third National Mortgage Company P. O. Box 2628 Nashville, TN 36219	Same	Map 119-6 Parcel 338 GDA-14201

SUBSTITUTE TRUSTEE'S DEED

This instrument made and entered into on this the 30th day of September, 1985, by Robert C. Goodrich, Jr., Substitute Trustee (hereinafter referred to as "Substitute Trustee").

WHEREAS, by Deed of Trust dated the 11th day of April, 1983 of record in Book 6038, page 673, Register's Office for Davidson County, Tennessee ("Deed of Trust"), Shirley Solomon conveyed to Warren H. Wild, Jr., Trustee, the hereinafter described real estate, to secure payment to Third National Mortgage Company of a Note dated April 11, 1983, in the original principal amount of Fifty Six Thousand Seven Hundred Dollars ($56,700.00); and

WHEREAS, the Note and Deed of Trust were assigned by Third National Mortgage Company to Jefferson Federal Savings & Loan Association by an Assignment of Deed of Trust of record in Book 6119, page 276, said Register's Office; and

WHEREAS, Robert C. Goodrich, Jr. was duly appointed as Substitute Trustee as set forth in Book 6628, page 196, Register's Office of Davidson County, Tennessee; and

WHEREAS, the indebtedness secured by said Deed of Trust became overdue and unpaid, and other conditions of default occurred, by reason of which the lawful owner and holder of the indebtedness secured by said Deed of Trust declared the Deed of Trust and Note to be in default, and thirty (30) days notice

was given of such default to Shirley Solomon, in the manner required by the terms of said Deed of Trust, but following such notice the default was not cured; and

WHEREAS, the lawful holder of the Note secured by the Deed of Trust directed the Substitute Trustee to sell the property held as security under the Deed of Trust as provided therein, and the Substitute Trustee caused notice to be published in the Nashville Record that the property would be sold at 12:15 P.M. on September 20, 1985 at the south door of the Courthouse in Davidson County, Tennessee, such advertisement appearing in said paper on August 29, September 5, and September 12, 1985 and sent a copy of such notice to Shirley Solomon and following such notice the default was not cured; and

WHEREAS, the Substitute Trustee at the time, place and date specified in said notices offered the property for sale, and after opening the floor for competitive bids, sold said property to Jefferson Federal Savings & Loan Association, at the price of Fifty-Four Thousand Dollars ($54,000.00), this being the highest, last and best bid.

NOW, THEREFORE, I, Robert C. Goodrich, Jr., Substitute Trustee as aforesaid, in consideration of the premises and the sum of Fifty-Four Thousand Dollars ($54,000.00), to me in hand paid, the receipt of which is hereby acknowledged, by these presents do transfer and convey unto Jefferson Federal Savings & Loan Association, its successors and assigns, all of my right, title and interest in and to the following described real estate and improvements located thereon, but no further or otherwise, located in Davidson County, Tennessee, and more particularly described as follows, to wit:

> BEING Lot No. 28 on the plan of Rosewood Estates, Section 3, of record in Plat Book 5210, page 1, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to Shirley Solomon by Jerry and Judith Butler by deed of record in Book 6038, page 670, said Register's Office.

To have and to hold the aforesaid real estate, together with all improvements thereon, free of all right of homestead exemption, equitable and statutory redemption, dower and curtesy, and all other rights or exemptions as provided in the Deed of Trust; but only to the extent provided in the Deed of Trust.

Said sale is subject to certain easements, restrictions' liens, taxes, etc., including, but not limited to the following:

(1) Any and all unpaid taxes.

(2) Any mechanics' and materialmen's liens, filed or unfiled.

(3) Title to that portion of the premises lying within the bounds of any roads, streets, or highways.

(4) Such easements and restrictions as may be applicable.

(5) Any other liens, defects, encumbrances, adverse other matters which take prior over the Deed of claims or Trust under which said foreclosure was held or which affect the land herein conveyed.

(6) Any rights of redemption or otherwise held by the Internal Revenue Service or the State of Tennessee.

(7) Rights or claims of parties in possession.

(8) Encroachments, overlaps, boundary line disputes or other matters which would be shown by an accurate survey or inspection of the premises.

(9) Rights of redemption, if any, including, but not limited to the right of redemption set forth in Tennessee Code Annotated Section 66-8-101 et. seq.

WITNESS the signature of the Substitute Trustee on this the day and date first above written.

Robert C. Goodrich, Jr.
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 6671 PAGE 890

Before me, Celia E Baker, a Notary Public of the State and County aforesaid, personally appeared Robert C. Goodrich, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Substitute Trustee, and that he as such Substitute Trustee being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing his name as Substitute Trustee.

Witness my hand and seal, at office in Nashville, Tennessee, this 30 day of September, 1985.

Celia E Baker
Notary Public

My commission expires: July 27, 1986

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is Fifty-Four Thousand Dollars ($54,000.00).

Robert C Goodrich Jr.
ROBERT C. GOODRICH, JR.

Subscribed and sworn to before me this the 30th day of September, 1985.

Celia E Baker
Notary Public

My commission expires: July 27, 1986

41280

IDENTIFICATION REFERENCE

OCT 2 3 50 PM '85

FILED

0255B#3//9-26-85

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6671 PAGE 891

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

540[illegible].10- CAPITAL
140.40 STATAX
.50 [illegible]
12.00 WDEED
CHECK 152.90-
2792A10/02/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41280

IDENTIFICATION REFERENCE

OCT 2 3 30 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 178359