TRUSTEE'S DEED

BOOK 6712 PAGE 283

AMC Mortgage Company, Inc.
a Florida Corporation
P. O. Box 148148
Nashville, Tennessee 37214

THIS INSTRUMENT PREPARED BY:
Donald R. O'Guin, Sr., Trustee
2204 Lebanon Road
Nashville, Tennessee 37214

SEND TAX BILLS:

First Security Realty Services
P. O. Box 45065
Salt Lake City, Utah 84145-0065

Map-Parcel Numbers
3DZ63340
96-2
Location:124 Donelsonwood Dr.

TRUSTEES'S DEED

WHEREAS, on the 13th of October, 1984, Donald R. O'Guin, Sr. was named Trustee by an Installment Deed of even date executed by Larry Dean Fulks, conveying to him as Trustee the real estate hereinafter described, said Installment Deed was executed to secure the payment of Forty Five Thousand Dollars, ($45,000.00), principal and interest at 10% per annum on the unpaid balance, said Installment Deed is recorded in Book 6616, page 607, in the Register's Office for Davidson County, Tennessee;and

WHEREAS, I, Donald R. O'Guin, Sr., was appointed trustee under said Installment Deed by instrument recorded in Book 6616, page 607, in the Register's Office for Davidson County, Tennessee, I, Donald R. O'Guin, Sr., Trustee, at the request of the holder of said indebtness, and under and by virtue of the powers vested in me as such Trustee in said Installment Deed, advertised the said real estate as required by law and by the terms of said Installment Deed by giving twenty-one (21) days notice by three (3) successive publications, namely: October 10, 17 & 24 of 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 Installment Deed.

PURSANT to said advertisment on November 18, 1985 at 12:00 Noon a.m. at the South door of the Courthouse in Davidson County, Tennessee, I, as said 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 Installment Deed, at which time AMC Mortgage Company, Inc. a Florida Corporation, P. O. Box 148148, Nashville, Tennessee 37214, submitted the highest and best bid in the amount of Forty Seven Thousand Four Hundred Twenty Two Dollars and Ninety One Cents ($47,422.91):

NOW THEREFORE, in consideration of the premises, I, Donald R. O'Guin, Sr., Trustee, do hereby sell, transfer and convey to AMC Mortgage Company, Incorporate, a Florida Corporation, P. O. Box 148148, Nashville,Tennessee 37214, their successors in fee simple, and in bar of all equities above mentioned, the following described real estate, towit:

BEING the same property located in Davidson County, Tennessee, being Lot No. 10 on the Plan of Donelsonwood as of record in Book 2083, page 26, Register's Office for Davidson County, Tennessee. Said Lot No. 10 fronts 108 feet on the westerly side of Donelsonwood Drive and runs back 112.4 feet on the northerly line and 108 feet on the southerly line to a line at the rear measuring 108.1 feet thereon.

BEING the same property conveyed to American Realty & Investment Corporation, by Deed from William Larry Woodard and wife Lynda Woodard of record in Book6405, page 665, Register's Office for Davidson County, Tennessee.

I, Donald R. O'Guin, Sr., Trustee, convey to AMC Mortgage Company Incorporated, a Florida Corporation, P. O. Box 148148, Nashville, Tennessee 37214, all the rights conveyed to me as said Trustee in said Installment Deed, including such covenants and warranties as I, as such Trustee, may lawfully make, all my actions in the premises being soley as Trustee and not otherwise, under power vested in me under said Installment Deed hereinabove described and referred to and not as an individual.

Donald R O'Guin Sr.

Donald R. O'Guin, Sr., Trustee

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 Donald R. O'Guin, Sr., the bargainor, with whom I am personally aquainted, and who acknowledged that he executed the within instrument for the purposes therin contained.

Wintess my hand and official seal at Nashville, Tennessee 19th day of November, 1985.

Notary Public

My Commission Expires: 7/17/88

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is Forty seven thousand four hundred twenty two dollars and ninety one cents, ($47,422.91).

Affiant-Regenia O'Guin, Treasurer

Subscribed and sworn to before me, this the 19th day of November, 1985.

Notary Public

My Commission Expires: 7/17/88

54031

IDENTIFICATION REFERENCE

Nov 19 1 44 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6712 PAGE 285

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
			47428.91- CONT.	
			123.84 CSTAX	
			.50 PRFEE	
			6.00 MORTD	
			CHECK	123.74-
7948A	11/19/85	BAL		.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5403 I.

IDENTIFICATION REFERENCE

Nov 19 1 44 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 193125