119-3-150
6DA13017

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

New owner - Send Tax Bills:
FRANK BATSON
307 Lakebrink Drive
Nashville, Tennessee 37214

BOOK 6713 PAGE 434

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 26th day of January, 1983, Stephen C. Baker was named Trustee in a Deed of Trust of even date executed by Elwood Walker and wife, Janie Walker, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $30,000.00, principal and interest at the rate specified by the Note, said Deed of Trust being recorded in Book 6001, page 748, 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 6679, page 598, 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: October 17, October 24, and October 31, 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 a Deed of Trust of record in Book 5996, page 181 in the Register's Office for Davidson County, Tennessee, and subject to the statutory right of redemption, if any.

PURSUANT to said advertisement on Tuesday, November 12, 1985, at 11:00 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 FRANK BATSON, 307 Lakebrink Drive, Nashville, Tennessee 37214, submitted the highest and best bid in the amount of $ 16,036.97.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer, and convey to FRANK BATSON, 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. 80 on the Plan of Hill-N-Dale Section 2, as of record in Book 4175, page 5, Register's Office for said County to which plat reference is here made for a more complete description of said lot.

BEING the same property conveyed to Elwood Walker and wife, Janie Walker by deed from Mid-State Homes, Inc. of record in Book 5936, page 178, Register's Office for Davidson County, Tennessee. The said Elwood Walker and Janie Walker have since divorced and Elwood Walker has since quitclaimed his interest in said property to Janie Walker by Deed of record in Book 6306, page 225, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to FRANK BATSON, 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 12th day of November, 1985.

I. DYKE TATUM, Substitute 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 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 12th day of November, 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 $ 16,036.97.

I. Dyke Tatum
Affiant

Subscribed and sworn to before me, this the 12th day of November, 1985.

Louise N. Lloyd
Notary Public

My Commission Expires: 2-1-86

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

54533

IDENTIFICATION REFERENCE

Nov 20 2 00 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6713 PAGE 436

FOR _____

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

160306.37- CNTY
41.60 CSTAX
.50 PRFE
6.00 MISC
CHECK 48.10-
8538A 11/20/85 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5453

IDENTIFICATION REFERENCE

Nov 20 2 00 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 193704