SUBSTITUTE TRUSTEE'S DEED BOOK 6777 PAGE 969

This instrument made and entered into on this the 4th day of February, 1986, by and between Joseph F. Rosenberg, Substitute Trustee, party of the first part, and Lincoln State Savings & Loan Assoc., Inc, party of the second part.

WITNESSETH:

WHEREAS, by Deed of Trust of record in Book 6488, page 543, Register's Office for Davidson County, Tennessee, Mannie Morgan and wife Margaret Morgan conveyed certain property therein described to Harold Reeves, Trustee, to secure the payment of a mortgage payable to Lincoln State Savings & Loan Association, Inc. and;

WHEREAS, Joseph F. Rosenberg was appointed Substitute Trustee of record in Book 6760, page 263, said Register's Office.

WHEREAS, default was made in the payment of said mortgage and the holder thereof has directed first party to advertise and sell said indebtedness and the cost of foreclosure, in accordance with the terms and provisions of the said mortgage and Deed of Trust; and

WHEREAS, first party did advertise said property for sale in accordance with the terms of the said Deed of Trust, notices of the time and place of the sale being published in the Nashville Record as prescribed by law; and

WHEREAS, pursuant to said notices, first party did offer said property for sale at the Front Door of the Courthouse in Nashville, Tennessee on the 4th day of February, 1986, AND Lincoln State Savings & Loan Association, Inc., party of the second part, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Ninety six thousand four hundred ten dollars and eighteen cents $96,410.18.

Now, thereof, in consideration of the premises, the first party has this day bargained and sold and does hereby transfer and convey unto the parties of the second part, the said Lincoln State Savings & Loan Association, Inc. their assigns, the following real estate located in Davidson County, Tennessee, to wit:

BEING Lot No. 23 on the Plan of Hunter's Point Subdivision of record in Plat Book 5200, page 736, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING party of the same property conveyed to Mannie Morgan and wife, Margaret Morgan, by deed from George Margrave and wife, Sharmin J. Margrave being recorded simultaneously herewith.

To have and to hold the aforesaid real estate unto said second parties, their assigns, forever and in bar of equity of redemption, homestead, dower and all other exemption of every kind which were waived.

And I, Joseph F. Rosenberg, Substitute Trustee, do further covenant and bind myself, my successors and representatives, to warranty and defend title to the said land only as such title coming through me to the said second parties, their heirs and assigns, against the lawful claims of all persons whomsoever, except

~~all property taxes due and payable, easements, building lines and~~ restrictions of record in said Register's Office.

IN WITNESS WHEREOF, first party hereunto set his signature this day and date first above written.

This instrument prepared by:

Joseph F. Rosenberg
P.O. Box 2868
Nashville, TN 37219

JOSEPH F. ROSENBERG
Substitute Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Joseph F. Rosenberg, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of February, 1986.

Commission expires 3/27/89

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19____

My commission expires _____

Notary Public

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lincoln State Savings and Loan Inc. (NAME)	Same (NAME)	6488-540
P. O. Box 1407 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Mt. Carmel, TN 37642 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Joseph F. Rosenberg
Attorney at Law
162 Fourth Avenue North
Nashville, TN 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $96,410.18

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF February 1986

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

7.4 3 2 9

IDENTIFICATION REFERENCE

FEB 5 9 44 AM '86

FELIX P. WHITE, R.M.C. REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

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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

96410.18- CAMT.
250.64 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 257.14-
2514A02/05/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 4 3 2 9

IDENTIFICATION REFERENCE

FEB 5 3 49 PM '86

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 217112