BOX 38

This Instrument Prepared By:
George E. Mudter, Jr., Attorney
27th Floor, Life & Casualty Tower
Nashville, Tennessee 37219

Send Tax Bills to New Owner(s):
Security Pacific Mortgage Corporation
2460 West 26th Avenue
Denver, Colorado 80220

BOOK 6828 PAGE 873

Map 149-06 Parcel 34 Field Book No. 2DZ-71261

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in that certain Deed of Trust, dated April 28, 1980, to Mickey Carroll, Trustee, executed by Harold D. Burgoyne, unmarried, as same appears of record in Book 5598, page 601, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Mickey Carroll, as Trustee under said Deed of Trust and has nominated and appointed George E. Mudter, Jr., as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 6080, page 232, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said George E. Mudter, Jr., Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and he is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on February 27, 1986, and subsequent insertions appearing on March 6, 1986, and March 13, 1986, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on March 25, 1986, at 12:10 o'clock p.m., being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Security Pacific Mortgage Corporation at and for the sum of EIGHTY TWO THOUSAND EIGHT HUNDRED NINETEEN AND 44/100 ($82,819.44) DOLLARS, which was the highest and best bid in connection therewith; 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 sale, the balance being applied upon said indebtedness for which the property was sold; and

WHEREAS, the holder of said indebtedness has assigned its interest in said property to the Secretary of Housing and Urban Development and has instructed the undersigned as Successor Trustee to convey said property to the Secretary of Housing and Urban Development, Washington, D.C., his successors and assigns;

NOW, THEREFORE, in consideration of the premises and the payment of One Dollar ($1.00) cash in hand paid, receipt of which is hereby acknowledged, the undersigned, George E. Mudter, Jr., as Successor Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development, his successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson, and State of Tennessee, to-wit:

CHECK

Being Lot No. 32 on the revised Plan of Pebble Creek, Section 4, as of record in Book 5210, page 226, Register's Office for Davidson County, Tennessee.

Said Lot No. 32 fronts 127 feet on the southeasterly margin of Treetop Drive and extends back 146.87 feet on the northerly line and 150 feet on the southerly line to a broken line in the rear measuring 106.54 feet thereon.

Being the same property conveyed to Isaac Okoreeh-Baah and wife, Jacqueline Okoreeh-Baah by deed from Dorothy Jean Burgoyne, unmarried, of record in Book 5883, page 965, Register's Office for Davidson County, Tennessee. BOOK 5828 PAGE 871

This is improved property known as 2505 Treetop Dr., Antioch, TN.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Secretary of Housing and Urban Development, its successors and assigns, in fee simple forever, to whom the said George E. Mudter, Jr., 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 no further or otherwise.

IN WITNESS WHEREOF, George E. Mudter, Jr., as Substitute Trustee, has executed this instrument on the 25th day of March, 1986.

GEORGE E. MUDTER, JR.,
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared George E. Mudter, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 25th day of March, 1986.

Jean Patterson
NOTARY PUBLIC

My commission expires: 11-12-89

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $82,819.44.

Affiant

Sworn to and subscribed before me,
this 25th day of March, 1986.

Jean Patterson
Notary Public

My commission expires: 11-12-89

IDENTIFICATION REFERENCE

91479

APR 14 2 32 PM '86
FELIX E. WILSON RG REGISTER
DAVIDSON COUNTY, TN