Steinmann
F-2585
59-12-47

File 32

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

New Owner - Send Tax Bills:
Firstbank Mortgage Company
P. O. Box 6548
Springfield, Illinois 62790

BOOK 6832 PAGE 660

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 31st day of August, 1984, Tim N. Taylor was named Trustee in a Deed of Trust of even date executed by Kurt L. Steinmann and wife, Ann Steinmann, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $65,964.00, principal and interest at 14% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6376, page 676, 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 6798, page 79, 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: March 20, March 27, and April 3, 1986, 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.

PURSUANT to said advertisement on Friday, April 18, 1986, at 11:25 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, FIRSTBANK MORTGAGE COMPANY, P. O. Box 6548, Springfield, Illinois 62790, submitted the highest and best bid in the amount of $ 64,850.00.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer, and convey to FIRSTBANK MORTGAGE COMPANY, 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. 74 on the Plan of Highland Trace, Section II, of record in Book 5200, page 616, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Irene Geddes by deed from Howard L. Caughron and wife, Marguerite Caughron, of record in Book 6598, page 119, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to FIRSTBANK MORTGAGE COMPANY, 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 18th day of April, 1986.

I. DYKE TATUM, Substitute Trustee

4555 92801 IDENTIFICATION REFERENCE

APR 18 12 08 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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 18th day of April, 1986.

Louise N. Tynes
Notary Public

My Commission Expires: 1/27/90

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $64,850.00.

Affiant

Subscribed and sworn to before me, this 18th day of April, 1986.

Louise N. Tynes
Notary

My Commission Expires: 1/27/90

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

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

RECEIVED OF _____

FOR _____

BOOK 6832 PAGE 662

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 64050.CO- | CANT. |
| | | | 168.48 | CSTAX |
| | | | .50 | PRFEE |
| | | | 6.00 | WDED |
| | | | CHECK | 174.98- |
| | | | 4603A04/18/06 BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

928011

IDENTIFICATION REFERENCE

APR 18 12 58 PM '06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 238655