Mail

THIS INSTRUMENT PREPARED BY:
LARRY R. WILLIAMS, ATTORNEY
P. O. Box 2868
Nashville, Tennessee 37219

BOOK 6940 PAGE 417

SUBSTITUTE TRUSTEE'S DEED

Address of New Owner:	Send Tax Bills To:	Map & Parcel Nos.
SECURITY SAVINGS & LOAN ASSOCIATION P. O. Box 1389 Jackson, Mississippi 39215-1389	SAME	Map 107-14 Parcel 133

WHEREAS, by Deed of Trust dated June 8, 1979, which Deed of Trust is of record in Book 5448, page 60, Register's Office for Davidson County, Tennessee, DANNY EUGENE MARTIN and wife, DELOYCE DIANE MARTIN, conveyed to FRANKLIN G. CLARK, TRUSTEE, the herein described real property to secure the note described in said Deed of Trust; and

WHEREAS, by instrument of record in Book 6909, page 370, in the above mentioned Register's Office, LARRY R. WILLIAMS was appointed by SECURITY SAVINGS & LOAN ASSOCIATION, the latter being the lawful owner and holder of the note secured by the aforesaid Deed of Trust, as SUBSTITUTE TRUSTEE, in place and in stead of the aforesaid FRANKLIN G. CLARK, TRUSTEE; and

WHEREAS, default having been made in the terms, conditions and payments of said note and Deed of Trust and accordingly at the request of the owner and holder of the indebtedness, I, LARRY R. WILLIAMS, SUBSTITUTE TRUSTEE, under and by virtue of the powers vested in me as such SUBSTITUTE TRUSTEE in said Deed of Trust, did advertise the herein described real property according to the terms of said Deed of Trust giving twenty-one (21) days' notice by three (3) successive publications of Notice of Substitute Trustee's Sale in The Nashville Record giving notice of the time, place and terms of sale and said notices appearing in said paper on July 10, 17 and 24, 1986, said newspaper being published in Davidson County, Tennessee. Said sale was advertised for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust.

Pursuant to said advertisements, I, LARRY R. WILLIAMS, SUBSTITUTE TRUSTEE, did on Friday, August 1, 1986, at 12:00 noon at the south door of the Davidson County Courthouse in Nashville, Tennessee offer for sale at public auction to the highest and best bidder for cash the herein described real property and in bar of the herein described equities as provided in said Deed of Trust, and at which time, after soliciting for competitive bids, sold said property to SECURITY SAVINGS & LOAN ASSOCIATION for the sum of $28,169.10, said being being the only, last and highest bid.

NOW, THEREFORE, for and in consideration of the premises, I, LARRY R. WILLIAMS, SUBSTITUTE TRUSTEE, do hereby sell, transfer and convey to SECURITY SAVINGS & LOAN ASSOCIATION, in fee simple and in bar of all equities above mentioned, the following described tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 135 on the Plan of Miro Meadows Subdivision of record in Book 1424, pages 94 and 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 135 fronts 70 feet on the easterly side of Kipling Drive and runs back between parallel lines 143 feet to a dead line.

Being the same property conveyed to Danny Eugene Martin and wife, Deloyce Diane Martin, by Deed from Ethel Wilson (Mrs. W. R.) Johnson, and Mrs. Margaret Wilson Palmer, only heirs at law of C. F. Wilson, deceased, of record in Book 5448, page 57, Register's Office of Davidson County, Tennessee, and also being the same property conveyed by Danny Eugene Martin and wife, Deloyce Diane Martin, to Franklin G. Clark, Trustee, by Deed of Trust of record in Book 5448, page 60, Register's Office of Davidson County, Tennessee.

This is improved real property known as 1006 Kipling Drive, Nashville, Tennessee 37217.

I, LARRY R. WILLIAMS, SUBSTITUTE TRUSTEE, do hereby convey to SECURITY SAVINGS & LOAN ASSOCIATION, its successors and assigns, all rights conveyed to me as such SUBSTITUTE TRUSTEE, including all covenants and vwarranties as I, as SUBSTITUTE TRUSTEE, may lawfully make, all my actions in the premises are done solely as SUBSTITUTE TRUSTEE and not otherwise, and under the powers vested in me under the Deed of Trust herein referred to and not as an individual. This sale is subject to any and all unpaid taxes, restrictive covenants, easements, setback lines, any and all redemption rights, including rights of redemption of any governmental agency, state or federal, and any and all prior liens or encumbrances against said property, if any.

IN WITNESS WHEREOF, I have hereunto set my hand on this 1st day of August, 1985.

LARRY R. WILLIAMS
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lucien Dale a Notary Public in and for the county and state, LARRY R. WILLIAMS, SUBSTITUTE TRUSTEE, 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 within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 1st day of August, 1986.

NOTARY PUBLIC
My Commission Expires: 6-1-1987

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer, is $28,169.10.

AFFIANT

Sworn to and subscribed before me this 1st day of August, 1986.

NOTARY PUBLIC
My Commission Expires: 6-1-1987

28485
IDENTIFICATION REFERENCE
AUG 5 12 49 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6940 PAGE 419

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28485

IDENTIFICATION REFERENCE

Aug 5 12 49 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 279629