RANKINS
72-14-61

Box 22

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

New Owner - Send Tax Bills:
Lincoln Service Corporation
P. O. Box 989
Owensboro, Kentucky 42302-0989

BOOK 7011 PAGE 417

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 17th day of July, 1985, D. Gene Merrill and Frederick E. Brooks was named Trustee in a Deed of Trust of even date executed by Wesley C. Rankins and wife, Jeanette Rankins, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $36,800.00, principal and interest at 12% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6610, page 617, 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 6813, page 120, 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: September 18, September 25, and October 2, 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, and subject to the statutory right of redemption, if any.

PURSUANT to said advertisement on Thursday, October 16, 1986, at 11:25 A.M., at the south door 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 LINCOLN SERVICE CORPORATION, P. O. Box 989, Owensboro, Kentucky 42302-0989, submitted the highest and best bid in the amount of $43,858.74.

NOW THEREFORE, in consideration of the premises, I, I. Dyke Tatum, Substitute Trustee, do hereby sell, transfer and convey to LINCOLN SERVICE CORPORATION, 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. 106,*on the Map of Chesterfield Place Subdivision, recorded in Book 332, page 147, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description
*and the westerly 25 feet of Lot No. 105

BEING the same property conveyed to Wesley C. Rankins and wife, Jeanette Rankins by deed from Pauline T. Taylor surviving tenant by entirety, of record in Book 6610, page 614, Register's Office for Davidson County, Tennessee.

I, I. Dyke Tatum, Substitute Trustee, convey to LINCOLN SERVICE CORPORATION, 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 16th day of October, 1986.

I. DYKE TATUM, Substitute Trustee

5355 7.

IDENTIFICATION REFERENCE

Oct 16 12 09 PM '86

FELIX Z. MICOCCI 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 16th day of October, 1986.

Notary Public

My Commission Expires: November 1, 1987

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $43,858.74.

Affiant

Subscribed and sworn to before me, this the 16th day of October, 1986.

Notary Public

My Commission Expires: November 1, 1989

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 7011 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

43850.74- CONT,
129.98 COTAX
.50 PRFEE
6.00 WDED
CHECK 129.48-
5017A 10/16/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53557

IDENTIFICATION REFERENCE

Oct 16 12 00 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 01239