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

BOOK 7036 PAGE 435

SUBSTITUTE TRUSTEE'S DEED

Address of New Owner:	Send Tax Bills To:	Map/Parcel #:
Security Savings & Loan Association c/o Bailey Mortgage Co. P. O. Box 1389 Jackson, Miss. 39215-1389	Same (No Mortgagee)	Map 108-02 Parcel 6

WHEREAS, by Deed of Trust dated June 15, 1981, which Deed of Trust is of record in Book 5757, page 741, Register's Office for Davidson County, Tennessee, JIM KIRKPATRICK and wife, PATRICIA KIRKPATRICK, conveyed to J. G. PALMER, TRUSTEE, the herein described real property to secure the note described in said Deed of Trust; and

WHEREAS, by instrument of record in Book 6877, page 45, 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 J. G. PALMER; 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 October 9, 16 and 23, 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, October 31, 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 $45,048.37, 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 Unit No. 6 on the Plat of McCrory Estates Condominiums, of record in Book 5200, page 315, shown as Exhibit "A" to Master Deed of record in Book 5718, page 375, both in the Register's Office of said county to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Lana Ashmore, now Lana Ashmore Williams, by Deed of record in Book 6386, page 810, Register's Office of Davidson County, Tennessee.

This is improved real property known as Unit 6, 2940 Elm Hill Pike, Nashville, Tennessee 37214.

I, LARRY R. WILLIAMS, SUBSTITUTE TRUSTEE, do hereby convey to SECURITY SAVINGS & LOAN ASSOCIATION, their successors and assigns, any and all redemption rights not waived in the Deed of Trust 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 10 day of November, 1986.

Larry R. Williams, Sub. Trustee
LARRY R. WILLIAMS
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Connie Cartwright, 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, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 10th day of November, 1986.

Connie Cartwright
NOTARY PUBLIC

My Commission Expires: 10/24/88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer, is $45,048.37.

Larry R. Williams
AFFIANT

Sworn to and subscribed before me this 10th day of November, 1986.

Connie Cartwright
NOTARY PUBLIC

My Commission Expires: 10/24/88

6 1 9 4 3

IDENTIFICATION REFERENCE

Nov 10 3 40 PM '86

PEGGY J. HOLT 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
			45040.37-	CAMT.
			126.00	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	132.50-
4506A1		11/86	BAL	.0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61943

IDENTIFI REFERENCE

Nov 10 3 40 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.10526