Tennessee FHA

James Walker
City Loan #771335-5
FHA Loan #483-103028-203

SUBSTITUTE TRUSTEE'S DEED BOOK 7051 PAGE 274

WHEREAS, by Deed of Trust dated June 13, 1985, and recorded in Book 6588, Page 548, in the Register's Office of Davidson County, Tennessee, James M. Walker and wife, Margaret P. Walker and Grandville B. Cavender and wife, Margaret Ann Cavender, conveyed to Stephen K. Josleyn Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 6854, Page 511 in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on the 18th day of June, 1986, at the main (south) door of the Courthouse, of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to City Federal Savings Bank (formerly City Federal Savings and Loan Association), a corporation, whose address is 125 Belmont Drive, Somerset, New Jersey 08873 at and for the sum of Fifty-six Thousand Five Hundred and No/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said City Federal Savings Bank has assigned its interests in the said property to The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns; 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 the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by City Federal Savings Bank of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Burchwood Place, Block 2, as of record in Book 547, page 183, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 7 fronts 60 feet on the southerly margin of Burchwood Avenue and runs back 134.5 feet on the easterly line and 137.38 feet on the westerly line to a line in the rear, which measures 60 feet thereon.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Arnold M. Weiss, 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 not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	$ 6.00
Publication Expense	204.00
Attorney Fees	300.00
Credit on Note	55,990.00
	$56,500.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 18th day of June, 1986.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 18th day of June, 1986, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires Dec. 8, 1987

My Commission Expires:

NO TAX

PROPERTY ADDRESS
1024 Burchwood Avenue
Nashville, TN 37216

THIS INSTRUMENT PREPARED BY:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

PROPERTY OWNER:
Federal Housing Administration
Service Office
Suite 1600
One Commerce Square
Nashville, TN 37219
ATTN: Single Family Property Disposition Division

Mortgagee: None

FILED FOR RECORD
DAVIDSON COUNTY, TN
Nov 26 9 27 AM '86
REGISTER

IDENTIFICATION REFERENCE

671157