150-2-Par 169

Tennessee

Thomas C. Lockhart
L & N #09-41-40126 (0991)
CON #783256

BOOK 7057 PAGE 125

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 31, 1984, and recorded in Book 6312, Page 796 in the Register's Office of Davidson County, Tennessee, Thomas C. Lockhart and wife, Antoinette S. Lockhart, conveyed to Ernest W. Turnbull, 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 7020, Page 42 in the Register's Office of said County; 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 2nd day of December, 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 sale Federal National Mortgage Association, a corporation organized under an Act of Congress and existing pursuant to the Federal National Mortgage Association Charter Act, having its home office in the City of Washington, District of Columbia being the highest and best bidder, became the purchaser of said property at and for the sum of One Hundred Sixty-nine Thousand Five Hundred and No/100 Dollars; 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 Federal National Mortgage Association of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Federal National Mortgage Association, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in County of Davidson, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lots Nos. 47 and 48 on the Plan of Harbor Gate, Section 1, of record in Book 5200, Page 703, and revised in Book 5200, Page 712, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete legal description.

2352 12/22 451 CHECK 1
688422
IDENTIFICATION REFERENCE
Dec 2 4 04 PM '86
FELIX P. MILLER, REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 169,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December, 19 86

Notary Public

MY COMMISSION EXPIRES My Commission Expires Dec. 8, 1987

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Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Federal National Mortgage Association, its 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	168,990.00
	$169,500.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 2nd day of December, 1986.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 2nd day of December, 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: My Commission Expires Dec. 8, 1987

State Tax $
Clerk's Fee $
TOTAL $

PROPERTY ADDRESS
1004-1010 Holder Dr.
Nashville, TN 37217

PROPERTY OWNER:
Federal National Mortgage Association
c/o The Lomas & Nettleton Company
P.O. Box 226407
Dallas, TX 75222

Mortgagee: None

Mail to

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103