rej862;02/06/87
FROM: MARC T. McNAMEE
SUBSTITUTE TRUSTEE

BOOK 7130 PAGE 187

TO: COMMERCE UNION BANK
SPECIAL ASSETS DIVISION
ONE COMMERCE PLACE
NASHVILLE, TN 37219

MORTGAGEE:

Address New Owner as follows: Commerce Union Bank, Special Assets Division, One Commerce Place, Nashville, TN 37219

Send Tax Bills to: Same

Map-Parcel No. 130-12-A;5

This instrument prepared by: DEARBORN & EWING, 1200, One Commerce Place, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $82,849.70.

Affiant

Subscribed and sworn to before me, this the 6th day of February, 1987.

Notary Public

My Comm. Expires: 10-24-88

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated October 9, 1986, of record in Book 7005, page 610, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", Clayton Neal Allen conveyed to Stephen C. Baker, Trustee, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record in Book 7101, page 267, Register's Office for Davidson County, Tennessee, appointed Marc T. McNamee, Substitute Trustee, in the place and stead of Stephen C. Baker, Trustee; and

WHEREAS, the owner and holder of the indebtedness directed Marc T. McNamee, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Marc T. McNamee, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 12:00 Noon, on Friday, February 6, 1987, at the front door of the Courthouse in Davidson County, Tennessee, at public outcry, to the highest and best bidder for cash, free from all legal, equitable and statutory rights of redemption, homestead, rights by virtue of marrriage, and all other exemptions of every kind, all of which are expressly waived in the Deed of Trust; and the advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on January 15, 1987, January 22, 1987, and January 29, 1987; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Commerce Union Bank was the highest and best bidder;

NOW, THEREFORE, the undersigned, Marc T. McNamee, Substitute Trustee, pursuant to the bid of Commerce Union Bank acknowledges receipt of the sum of Eighty-Two Thousand Eight Hundred Forty-Nine and 70/100 Dollars ($82,849.70), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Commerce Union Bank, its successors and assigns, the following described real estate in Davidson County, Tennessee:

> Being Lot No. 5 on the Plan of Northumberland, of record in Book 6250, page 128 and 129, Register's Office for said County, and as amended by Surveyor's Certificate of Correction of record in Book 6386, page 194, said Register's Office.
>
> Being the same property conveyed to Clayton Neal Allen by deed from Jere M. Ervin and wife, Linda M. Ervin, of record in Book 6978, page 662, said Register's Office.
>
> This is unimproved property.

This conveyance is made subject to 1986 Metropolitan Government Taxes, and all encumbrances of record.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Commerce Union Bank, its successors and assigns, forever; and Marc T. McNamee, Substitute Trustee, does hereby transfer, assign, and set over unto Commerce Union Bank, all of his right, title and interest in the said property as Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Marc T. McNamee, Substitute Trustee, has executed this instrument on this the 6th day of February, 1987.

Marc T. McNamee, Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Marc T. McNamee, Substitute Trustee, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Substitute Trustee of the maker or a constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal, at office in Nashville, Tennessee, this the 6th day of February, 1987.

Sharon L. Adcock
NOTARY PUBLIC

My Commission Expires: 1-21-90

9141.4

IDENTIFICATION REFERENCE

FEB 6 2 07 PM '87

FELIX A. WILSON, 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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

82.49.70- CONT.
82.84 STTAX
.50 PRFEE
6.00 MORTG
CHECK 238.34-
7790N 02/06/87 3AL .3

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9141.4

IDENTIFICATION REFERENCE

FEB 6 2 07 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 43212