Address new owner:	Mortgagee:	Prepared by:
Tennessee Housing Development Agency Suite 222, Doctor's Building 706 Church Street Nashville, TN 37203	None	D.W. McMackin McMackin, Garfinkle & McLemore 219 Fifth Avenue, North Nashville, TN 37219 71-12-223 12DA45825

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated August 2, 1985, and recorded in Book 6622, page 18, Register's Office, Davidson County, Tennessee, Keith D. McCain, unmarried, conveyed to Phillip E. Hill, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated December 12, 1986, and recorded in Book 7105, page 446, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D. W. McMackin as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested D. W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness, and

WHEREAS, I, D. W. McMackin, Substitute Trustee, did give twenty days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of January 22, 29 and February 5, 1987, stating that on February 13, 1987, at 12:00 noon at the South door of the courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes; and

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN
FEB 24 12 39 PM '87
IDENTIFICATION REFERENCE
9.6.7 3 5

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D. W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to Tennessee Housing Development Agency, for $38,474.43, which amount was the highest, best and last bid.

NOW, THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, D. W. McMackin, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Tennessee Housing Development Agency, (hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 150 on the Plan of Victory Heights, of record in Book 1130, page 97, Register's Office for said County, to which plan reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Keith D. McCain, unmarried, by deed from Tammy Maxine Weaver, unmarried, of record in Book 6622, page 15, Register's Office, Davidson County, Tennessee.

This is improved property located at 724 Oneida Avenue, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns, forever, but subject to said real estate taxes.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this 13th day of February, 1987.

D. W. McMackin

Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D. W. McMackin, Substitute Trustee, the 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, on this the 13th day of February, 1987.

Rebecca S. Bentley
Notary Public

My commission expires:

Nov. 12, 1990

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $38,474.43.

D W McMackin, Substitute Trustee
Affiant

Subscribed and sworn to before me, this 13th day of Feburary, 1987.

Rebecca S. Bentley
Notary Public

My commission expires:

Nov. 12, 1990