PARDUE
FNMA # 1-60-002050-4
POPE # 17635

This instrument prepared by: 02408
William P. Dougan, Attorney at Law
401 Davidson Road, Nashville, TN 37205

BOOK 7163 PAGE 9

Map/Par. No. 108-12-0 095.00 IDENTIFICATION

Field Bk. No. 3D-86235

This is improved property

3229 Lakeford Dr.
Nashville, TN 37214

SEND TAX BILLS TO:

Federal National Mortgage Assn.
100 Peachtree St. N.W.
Atlanta, GA 30303

The actual consideration or value, whichever is greater for this transfer, is $ 67,261.94.

William P. Dougan
Affiant

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

Elizabeth T. Henderson
Notary Public

My Commission Expires: 5/13/90

MAR 10 2 12 PM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

SUCCESSOR TRUSTEE'S DEED

Whereas, Clarence W. Pardue and wife, Susan W. Pardue, executed a deed of trust on the 28th day of October, 19 83, which was recorded in Trust Deed Book 6191, page 961, and rerecorded in Book 6191, page 228, Register's Office of Davidson County, Tennessee, conveying to Max B. Ostner, Jr., Trustee, the hereinafter described property to secure payment to James E. McGehee & Company, Inc., a promissory note fully described in said deed of trust; and

Whereas, default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said Deed of Trust, all of said indebtedness has been declared due and collectible, and Federal National Mortgage Association, holder of said note has demanded of the Successor Trustee, appointed by an instrument of record in Book 7123, Page 776, in the Register's Office for Davidson County, Tennessee, the foreclosure of said Deed of Trust for the purpose of paying said note, interest and costs as therein provided.

Whereas, William P. Dougan, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee advertised the said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on March 6, 1987, at the front door of the Court House in Davidson County, Tennessee, at 12:20 P.M.,

the said William P. Dougan, Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described, for cash and in bar of the equities of redemption, dower and homestead, as provided in said deed of trust; when Federal National Mortgage Association, being the highest and best bidder, became the purchaser at the price of $67,261.94, and

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, William P. Dougan, do hereby sell, transfer and convey as Substitute Trustee, unto the said Federal National Mortgage Association, its successors and assigns, in bar of the equities of redemption, dower, and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining to-wit:

BEING Lot No. 61B, Zone Lot Division, Lot 32, 35, 36 and 61, Section 3, East Lake Subdivision, of record in Plat Book 5200, Page 650, amending Plat Book 5200, Page 342, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

BEING the same property conveyed to Clarence W. Pardue and wife, Susan W. Pardue by deed from Lakeview Hills Company, of record in Book 6169, page 958, said Register's office, and amended by deed of record in Book 6191, page 226.

BEING part of the same property conveyed by Clarence W. Pardue and wife, Susan W. Pardue to Elm Hill Builders, Inc., by deed of record in Book 6921, page 14, said Register's Office.

TO HAVE AND TO HOLD THE same unto the said Federal National Mortgage Association, its successors and assigns, forever.

William P. Dougan covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free and unencumbered as of its date; that the property is conveyed without covenant or warranty, express or implied, by the substitute trustee; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments and tax liens.

IN WITNESS WHEREOF, William P. Dougan, Substitute Trustee, has hereunto set his hand on this 6th day of March, 19 87.

William P. Dougan
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6th day of March, 19 87, before me personally appeared William P. Dougan, Substitute Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes therein contained.

My Commission Expires:
5/13/90

Elizabeth A. Henderson
Notary Public