This instrument prepared by:
Gary D. Copas, Attorney
216 Third Avenue, North
Nashville, TN 37201

New Owner - Send Tax Bills To:
William B. Young
P.O. Box 148221
Donelson, TN 37214
Map 148-8 Parcel 118

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 13th day of August, 1981, William D. Castleman, was named Trustee in a Deed of Trust of even date executed by Clarence Maurice Holt and wife, Debra D. Holt, conveying to him as Trustee the real property hereinafter described; said Deed of Trust being executed to secure the payment of Thirteen Thousand Two Hundred Nineteen and 94/100 Dollars ($13,219.94) principal and interest at ten percent (10%) per annum on the unpaid balance; and said Deed of Trust being recorded in Book 5782, Page 416, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, I, Gary D. Copas was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 7044, Page 586, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default having been made in the payment of the debts and obligations secured to be paid in said Deed of Trust, I, Gary D. Copas, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real property as required by law, and by the terms of said Deed of Trust by giving at least twenty-one (21) days notice by three (3) successive publications, appearing namely on March 5, March 12, and March 19, 1987, in The Nashville Record, a newspaper published in Davidson County, Tennessee, advertising the time, terms, place of sale and description of the property, said sale being for cash and in bar of the equity of redemption, homestead, dower and all other exemptions of every kind, as provided in said Deed of Trust, subject to all prior liens, mortgages, and encumbrances.

PURSUANT to said advertisement on Friday, March 27, 1987, at 12:00 P.M. at the south door of the Courthouse in Davidson County, Tennessee, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real property hereinafter described for cash in bar of the hereinabove mentioned equities and exemptions as provided in said Deed of Trust, at which time WILLIAM B. YOUNG of Nashville, Tennessee submitted the highest and best bid in the amount of Fifteen Thousand Four Hundred Thirty-Six Dollars and 66/100 ($15,436.66) subject to all prior liens, mortgages and encumbrances, including a prior Deed of Trust of record in Book 5304, Page 905, in said Register's Office.

NOW THEREFORE, in consideration of the premises, I, **Gary D. Copas, Substitute Trustee**, do hereby sell, transfer and convey to **William B. Young**, his heirs and assigns, in fee simple, and in bar of all equities and exemptions above mentioned, the following described real property, to-wit:

BEING Lot No. 94 on the plan of Oakwood Terrace, Section 2, as of record in Plat Book 4460, Page 119, Register's Office for Davidson County, Tennssee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Clarence Maurice Holt, and wife, Debra D. Holt, by deed from Florine Magness, unmarried, of record in Book

10093

IDENTIFICATION REFERENCE

APR 1 11 12 AM '87

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

RUSH

5782, Page 413, in the Register's Office for Davidson County, Tennessee.

This is improved property located at 4501 Xavier Drive, Antioch, Tennessee 37013.

I, Gary D. Copas, Substitute Trustee, convey to William B. Young, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make; all my actions in the premises being solely as Substitute Trustee and not otherwise, under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand at Nashville, Tennessee, this 27th day of March, 1987.

GARY D. COPAS, Substitute Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Gary D. Copas, Substitute Trustee, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, this 27th day of March, 1987.

M. Kelly Tish, Jr.
NOTARY PUBLIC

My Commission Expires: My Commission Expires Jan. 10, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or the value of the property, whichever is greater, is $50,000.00.

AFFIANT

Subscribed to and sworn before me, this the 27th day of March, 1987.

M. Kelly Tish, Jr.
NOTARY PUBLIC

My Commission Expires: My Commission Expires Jan. 10, 1989

RETURN TO:

Gary D. Copas, Attorney
216 Third Avenue, North
Nashville, TN 37201

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7188 PAGE 236

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			5[illegible].00- RAMT.	
			146.00 RSTAX	
			.50 PRFEE	
			0.00 WDEED	
			CHECK	146.50-
0978A04/01/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10093

IDENTIFICATION REFERENCE

APR 1 11 12 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 63943