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This instrument prepared by:
Bradley A. MacLean
FARRIS, WARFIELD & KANADAY
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

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Address New Owner(s) as Follows:

McLean Savings & Loan Association
1451 Dolley Madison Blvd.
McLean, VA 22101

Send Tax Bills To:

Same

Map Parcel No.:

108-16-202

Field Book No.:

3D-91124

SUBSTITUTE TRUSTEE'S DEED

This instrument made and entered into on this the 21 day of May, 1987, by and between Bradley A. MacLean, Substitute Trustee (hereinafter referred to as "Substitute Trustee"), and McLean Savings & Loan Association.

WHEREAS, by Deed of Trust dated the 4th day of May, 1984, of record in Book 6299, page 414, Register's Office for Davidson County, Tennessee, James V. Johnson conveyed to Edward Seddon, Trustee, the hereinafter described real estate, to secure payment to Republic Mortgage, Inc. of a Note dated May 4, 1984, in the original principal amount of Sixty Thousand Eight Hundred and No/100 Dollars ($60,800.00); and

WHEREAS, the Note and Deed of Trust were assigned by Republic Mortgage, Inc. to McLean Financial Corporation by an Assignment of Deed of Trust of record in Book 6299, page 420, said Register's Office; and

WHEREAS, the Note and Deed of Trust were assigned by McLean Financial Corporation to McLean Savings & Loan Association by an Assignment of Deed of Trust of record in Book 7197, page 194, said Register's Office; and

WHEREAS, Edward Seddon was unable to serve as such Trustee and the lawful holder of the Note, McLean Savings & Loan Association appointed Bradley A. MacLean to serve as Substitute Trustee in accordance with the terms of said Deed of Trust by an instrument of record in Book 7197, page 196, Register's Office for said County; and

WHEREAS, the indebtedness secured by said Deed of Trust became overdue and unpaid, and other conditions of default occurred, by reason of which the lawful owner and holder of the indebtedness secured by said Deed of Trust declared the Deed of Trust and Note to be in default, and notice was given of such default to James V. Johnson, in the manner required by the terms of said Deed of Trust, but following such notice the default was not cured; and

WHEREAS, the lawful holder of the Note secured by the Deed of Trust directed the Substitute Trustee to sell the property held as security under the Deed of Trust as provided therein, and the Substitute Trustee caused notice to be published in the Nashville Record that the property would be sold at 10:45 o'clock a.m. on Thursday, May 21, 1987, at the South door of the Courthouse in Davidson County, Tennessee, such advertisement appearing in said paper on April 30, May 7 and May 14, 1987, and sent a copy of such notice to James V. Johnson and following such notice the default was not cured; and

WHEREAS, the Substitute Trustee at the time, place and date specified in said notices offered the property for sale, and after opening the floor for competitive bids, sold said property to McLean Savings & Loan Association, at the price of Forty-Eight Thousand and No/100 Dollars ($48,000.00), this being the highest, last and best bid.

NOW, THEREFORE, I, Bradley A. MacLean, Substitute Trustee as aforesaid, in consideration of the premises and the sum of Forty-Eight Thousand and No/100 Dollars ($48,000.00), to me in hand paid, the receipt of which is hereby acknowledged, by these presents do transfer and convey unto McLean Savings & Loan Association, its heirs, successors and assigns, all of my right, title and interest in and to the following described real estate and improvements located thereon, but no further or otherwise, located in Davidson County, Tennessee, and more particularly described as follows, to wit:

Being Lot No. 30B, Zone Lot Division Lots 24, 25 and 30, Section Two, Lakeview Hills of record in Plat Book 5800, Page 754, amending Plat Book 5800, Page 137 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 James V. Johnson by Deed from Lakeview Hills Company, a Tennessee General Partnership composed of Jerry Butler and Eugene P. Davis, of record in Book 6299, page 411, Register's Office for Davidson County, Tennessee.

The street address of the property is 3239 Priest Woods Drive, Nashville, Tennessee 37214.

To have and to hold the aforesaid real estate, together with all improvements thereon, in bar of rights of redemption, homestead, dower and other rights waived in the deed of trust, but only to the extent provided in said Deed of Trust.

Said sale is subject to certain easements, restrictions, liens, taxes, etc., including, but not limited to the following:

(1) Any and all unpaid taxes.

(2) Any mechanics' and materialmen's liens, filed or unfiled.

(3) Title to that portion of the premises lying within the bounds of any roads, streets, or highways.

(4) Such easements and restrictions as may be applicable.

(5) Any other liens, defects, encumbrances, adverse claims or other matters which take prior over the Deed of Trust under which said foreclosure was held or which affect the land herein conveyed.

(6) Rights or claims of parties in possession.

(7) Encroachments, overlaps, boundary line disputes or other matters which would be shown by an accurate survey or inspection of the premises.

WITNESS the signature of the Substitute Trustee on this the day and date first above written.

Bradley A. MacLean

BRADLEY A. MacLEAN,
Substitute Trustee

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, Lucia W. Cammack, a Notary Public of the State and County aforesaid, personally appeared BRADLEY A. MacLEAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Substitute Trustee, and that he as such Substitute Trustee being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing his name as Substitute Trustee.

Witness my hand and seal, at office in Nashville, Tennessee, this 21 day of May, 1987.

Lucia W. Cammack
Notary Public

My commission expires: July 10, 1990

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value whichever is greater, for this transfer is Forty-Eight Thousand and No/100 Dollars ($48,000.00).

Bradley A MacLean
Affiant

Subscribed and sworn to before me this the 21 day of May, 1987.

Lucia W. Cammack
Notary Public

My commission expires: July 10, 1990

2826 1

IDENTIFICATION REFERENCE

MAY 21 10 52 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0944N/5-20-87

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

RECEIVED OF _____

FOR _____

BOOK 7243 PAGE 722

| | | |
|---|---|---|
| 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 |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | 48000.00- CAMT. | |
| | | | 134.40 CSTAX | |
| | | | .50 PRFEE | |
| | | | 12.00 WDEED | |
| | | | CHECK 146.90- | |
| | | | 9905A05/21/87 BAL .00 | |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

2.8.2.6.1

IDENTIFI REFERENCE

MAY 21 10 52 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.84397**