Tennessee VA

George A. Seay, Jr.
BBMC #158995
VA #LH 330 707

59-13
Par 17Ja

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated February 5, 1985, and recorded in Book 6503, Page 261 in the Register's Office of Davidson County, Tennessee, George Albert Seay, Jr., unmarried, conveyed to Attorneys Title Company, Inc., Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 7222, Page 824 in the Register's Office of said County; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on the 5th day of April, 1988, at the main (south) door of the Courthouse of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale BancBoston Mortgage Corporation, a corporation whose address is P.O. Box 10726, Birmingham, Alabama 35202 being the highest and best bidder, became the purchaser of said property at and for the sum of Forty-eight Thousand Eight Hundred Seventy-four and 52/100 Dollars; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by BancBoston Mortgage Corporation of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said BancBoston Mortgage Corporation, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 122 on the map of Treppard Heights, Section VII, as of record in Book 2900, Page 13, Register's Office for said County, to which plan reference is hereby made for a more complete description.

George Albert Seay, Jr. obtained title to the above-captioned real estate by deed of record in Book 6178, Page 80, Register's Office of Davidson County, Tennessee.

18576

IDENTIFICATION REFERENCE

Apr 5 10 03 AM '88

FELIX Z WILKINS REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF SHELBY

BOOK 7508 PAGE 230

THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 48,874.52

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF April 19 88

Notary Public

MY COMMISSION EXPIRES My Commission Expires November 2, 1991

1188 04/05 0101 03CHECK 143.42

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto BancBoston Mortgage Corporation, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	$ 6.00
Publication Expense	234.00
Attorney Fees	200.00
Credit on Note	48,434.52
	$48,874.52

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 5th day of April, 1988.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 5th day of April, 1988, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:

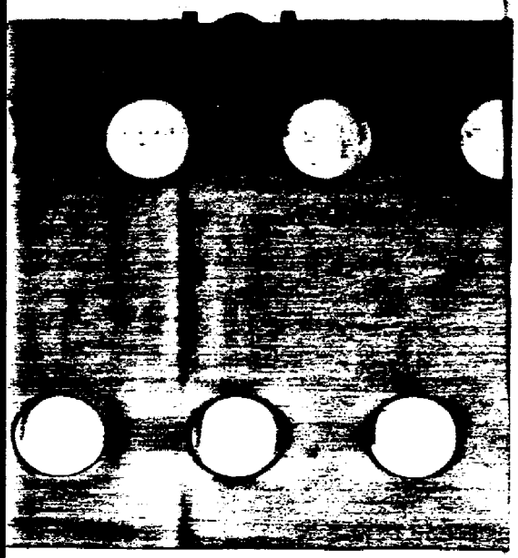
My Commission Expires November 2, 1991

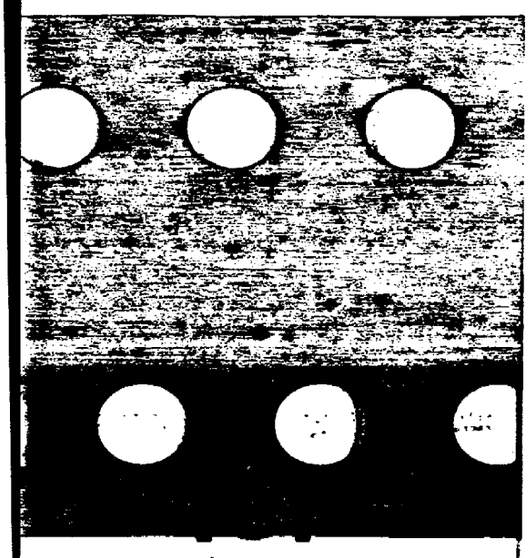
State Tax $
Clerk's Fee $
TOTAL $

PROPERTY ADDRESS
3214 Hummingbird Drive
Nashville, TN 37218

PROPERTY OWNER
and AGENCY RESPONSIBLE FOR
PAYMENT OF TAXES:
BancBoston Mortgage Corporation
P.O. Box 10726
Birmingham, AL 35202

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7508 PAGE 231

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	48874.52
CON TX	136.92
PRFEE	0.50
MDEED	6.00
TOTAL	143.42
CHECK	143.42

04/05/88 01 07:08 0001 1188

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18576

IDENTIFT. REFERENCE

APR 5 10 03 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 77387