BOOK 7545 PAGE 650

Tennessee
1

Roy F. Chase
CityFed #056656-0

108-3
Par 49 Jo

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 18, 1985, and recorded in Book 6689, Page 796 in the Register's Office of Davidson County, Tennessee, Roy F. Chase, Jr., unmarried, conveyed to Stephen R. Josleyn, 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 7378, Page 205 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 17th day of May, 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 CityFed Mortgage Company, a corporation whose address is 125 Belmont Drive, Somerset, New Jersey 08873 being the highest and best bidder, became the purchaser of said property at and for the sum of Fifty-six Thousand and No/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 CityFed Mortgage Company 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 CityFed Mortgage Company, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in County of Davidson, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 97A Zone Lot Division Lots Nos. 94, 95, 96 and 97, Patio Villa, Section Five, as of record in Book 6250, page 490, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Roy F. Chase, Jr. obtained title to the above-captioned real estate by deed of record in Book 6689, Page 743, Register's Office of Davidson County, Tennessee.

3101.5

IDENTIFICATION REFERENCE

May 17 10 11 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF May, 1988

Notary Public

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES MAY 18, 1991

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 CityFed Mortgage Company, 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	300.00
Credit on Note	55,460.00
	$56,000.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 17th day of May, 1988.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 17th day of May, 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 MAY 18, 1991

State Tax $
Clerk's Fee $
TOTAL $

PROPERTY ADDRESS
3062 Casa Drive
Nashville, TN 37214

PROPERTY OWNER
and AGENCY RESPONSIBLE FOR
PAYMENT OF TAXES:
CityFed Mortgage Company
125 Belmont Drive
Somerset, NJ 08873

This instrument prepared by:
Mail
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 7545 PAGE 652

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 1 0 1 5

IDENTIF. REFERENCE

MAY 17 10 11 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 91927