Box 6
CAU

BOOK 7549 PAGE 606

FROM: DAVID J. HILL
SUBSTITUTE TRUSTEE

TO: COMMERCIAL FEDERAL MORTGAGE CORPORATION

Address New Owner(s) as follows:	Send Tax Bills to:	Map-Parcel
Commercial Federal Mortgage Corporation 2120 South 72nd Street Omaha, NE 68101	Commercial Federal Mortgage Corporation 2120 South 72nd Street Omaha, NE 68101	Map 96-14 Parcel 92

This instrument prepared by: DEARBORN & EWING, Attorneys, Suite 1200, One Commerce Place, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $67,458.64.

David J. Hill
AFFIANT

Subscribed and sworn to before me, this the 19th day of May, 1988.

Carol A Wilson
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3-8-89

SUBSTITUTE TRUSTEE'S DEED 9288 05/20 0101 03CHECK 195.50

WHEREAS, by deed of trust dated November 30, 1985, of record in Book 6733, page 395, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", Philip L. Carlton and wife, Julia M. Carlton, conveyed to Roger K. Yates, Trustee, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, by assignment of record in Book 6733, page 401, said Register's Office, Homeland Mortgage Corporation assigned all its right, title and interest in and to said deed of trust to CFS Mortgage Corporation (now Commercial Federal Mortgage Corporation); and

WHEREAS, by deed of record in Book 6955, page 868, Register's Office for said county, the indebtedness described in said Note and secured by the Deed of Trust was assumed by Thomas M. Hayes and wife, Wendy A. Hayes; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record in Book 7482, page 757, Register's Office for Davidson County, Tennessee, appointed David J. Hill, Substitute Trustee, in the place and stead of Roger K. Yates, Trustee; and

WHEREAS, the owner and holder of the indebtedness directed David J. Hill, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, David J. Hill, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 11:00 A.M., on Thursday, May 19, 1988, at the front door of the Courthouse in Nashville, Davidson County,

Tennessee, at public outcry, to the highest and best bidder for cash, in bar of all equities of redemption, the statutory right of redemption, homestead, dower and all other rights or exemptions of every kind, all of which are expressly waived in said Deed of Trust; and the advertisement of sale was duly published in the NASHVILLE RECORD, a newspaper of general circulation in Davidson County, Tennessee, on April 21, 28 and May 5, 1988; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Commercial Federal Mortgage Corporation, acting through its agent, David J. Hill, was the highest and best bidder;

NOW, THEREFORE, the undersigned, David J. Hill, Substitute Trustee, pursuant to the bid of Commercial Federal Mortgage Corporation, acknowledges receipt of the sum of Sixty-Seven Thousand Four Hundred Fifty-Eight and 64/100 Dollars ($67,458.64), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Commercial Federal Mortgage Corporation, a Nebraska corporation, its successors and assigns, the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot Not 5 on the plan of Happy Acres, of record in Book 2331, page 63, Register's Office for said County.
>
> Said Lot No. 5 fronts 75 feet on the northerly margin of Lyncrest Drive and extends back 174.3 feet on the easterly line and 174.2 feet on the westerly line in the rear, measuring 75 feet thereon.
>
> Being the same property conveyed to Thomas M. Hayes and wife, Wendy A. Hayes by Warranty Deed from Philip L. Carlton and wife, Julia M. Carlton, of record in Book 6955, page 868, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Commercial Federal Mortgage Corporation, a Nebraska corporation, its successors and assigns, forever; and David J. Hill, Substitute Trustee, does hereby transfer, assign, and set over unto Commercial Federal Mortgage Corporation, all of his right, title and interest in the said property as Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said David J. Hill, Substitute Trustee, has executed this instrument on this the 19th day of May, 1988.

David J. Hill, Substitute Trustee

David J. Hill
Substitute Trustee

FELIX Z. WILSON
DAVIDSON COUNTY REGISTER
MAY 20 3 44 PM '88
IDENTIFICATION
3 2 3 9 2

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

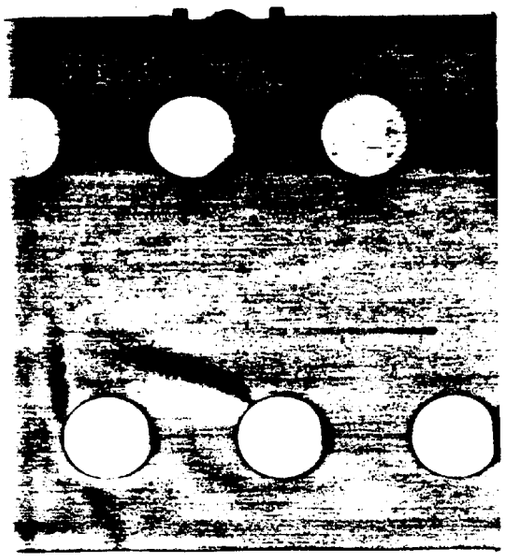
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within-named David J. Hill, Substitute Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

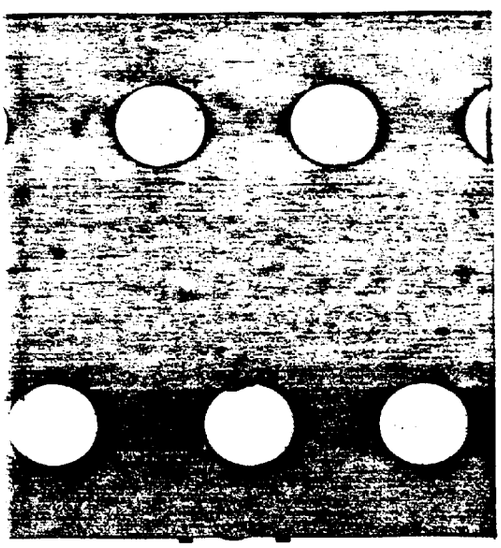
WITNESS my hand and seal, in Nashville, Tennessee, this 19th day of May, 1988.

CAROL A. WILSON NOTARY PUBLIC AT LARGE STATE OF TENN.

Carol A. Wilson
NOTARY PUBLIC

My Commission Expires:
3-8-89





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7549 PAGE 608

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	67458.64
CON TX	189.00
PRFEE	0.50
WDEED	6.00
TOTAL	195.50
CHECK	195.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/20/88 01 15:15 0001 9288

32392

IDENTIFICATION REFERENCE

MAY 20 3 14 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 93470