B7451

BOOK 7699 PAGE 843

This instrument prepared by:
Roy C. DeSha, Jr., Attorney
Suite 1502 Parkway Towers
404 James Robertson Parkway
Nashville, TN 37219

Send Tax Bills To:
Avco Financial Services
P.O. Box 117
Hermitage, TN 37076

M/P-106-4-3.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by a Deed of Trust dated December 11, 1987, executed by Robert F. Byers and Vicki L. Byers to Joann Taff, Trustee, and of record in Trust Deed Book 7426, Page 694, Register's Office for Davidson County, Tennessee, the said Robert F. Byers and Vicki L. Byers conveyed to the said Trustee the there within-described real property to secure the payment of the indebtedness described therein to Avco Financial Services of Tennessee, Inc.; and

WHEREAS, Roy C. DeSha, Jr., was appointed Substitute Trustee in said Deed of Trust by instrument of record in Book 7670, Page 643, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said indebtedness and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand upon me, Roy C. DeSha, Jr., Substitute Trustee, to exercise the power of sale contained in said Deed of Trust; and

WHEREAS, I caused said property to be advertised in the The Nashville Record, a newspaper published in Davidson County, Tennessee, once each week for three (3) consecutive weeks, all in accordance with the terms of the said Deed of Trust, for sale at 11:45 a.m., on November 4, 1988, at the south door of the Courthouse in Davidson County, Tennessee, for cash; and

WHEREAS, the highest, last and best bid received was in the amount of $45,000.00, cash, said offer and bid having been made by Avco Financial Services of Tennessee, Inc.;

NOW, THEREFORE, in consideration of said sum, I, Roy C. DeSha, Jr., Substitute Trustee, have bargained and sold and by these presents do transfer and convey to the said Avco Financial Services of Tennessee, Inc., its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 13 on the Plan of Parklawn Estates, as of record in Book 3106, Page 47, Register's Office for said County

SAID Lot No. 13 fronts 70 feet on the west side of Marwood Court and extends back 265.5 feet on the north line and 264.4 feet on the south line, to a dead line in the rear on which it measures 70 feet.

BEING the same property conveyed to Robert F. Byers and wife, Vicki L. Byers by deed from Sam F. Foutch, unmarried, as of record in Book 5378, Page 943, Register's Office for Davidson County, Tennessee.

This is improved property located at 411 Marwood Court, Nashville, TN 37210.

TO HAVE AND TO HOLD, said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Avco Financial Services of Tennessee, Inc., his successors, heirs and assigns forever.

This conveyance is made by me as Substitute Trustee of all my right, title and interest in the property as described in the within above-referenced Deeds of Trust, without warranty of any kind, and no further or otherwise.

WITNESS my hand this 9th day of November, 1988.

Roy C. DeSha, Jr., Substitute Trustee

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

3999 11/09 0101 03CHECK 155.00

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy C. DeSha, Jr., 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 Nashville, Tennessee, this 9th day of November, 1988.

Notary Public

My Commission Expires: 3-3-92

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

Affiant

Subscribed and sworn to before me this 9th day of November, 1988.

Notary Public

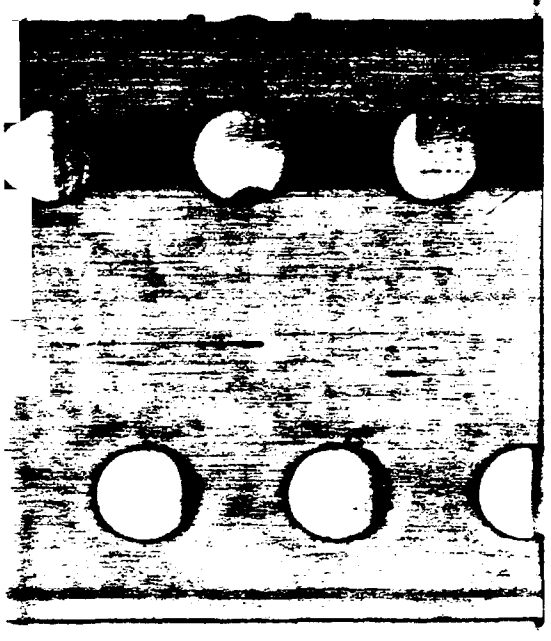
My Commission Expires: 3-3-92

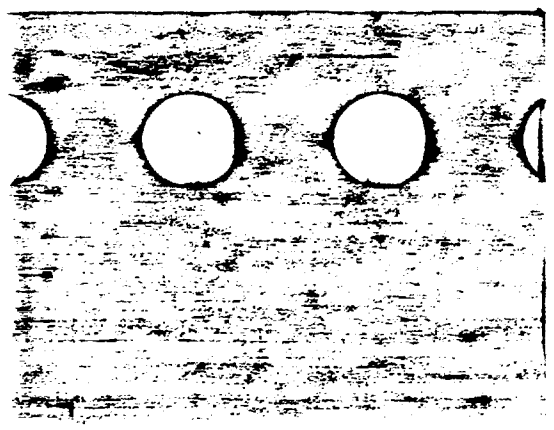
84093

IDENTIFICATION

Nov 9 11 23 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 45000.00
CON TX 148.50
PRFEE 0.50
MDEED 6.00
TOTAL 155.00
CHECK 155.00
11/09/88 01 11:26 0001 5999

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.4093

IDENTIFICATION REFERENCE

Nov 9 11 23 AM '88
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 152580