R80 620

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This Instrument Prepared by:
Elizabeth M. Wilson
Metropolitan Federal Savings
and Loan Association
230 Fourth Avenue, North
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $86,282.90.

Elizabeth M Wilson
Affiant

96689

DEC 27 2 29 PM '88
[illegible] WILSON
DAVIDSON CO.

Subscribed and sworn to before me, this 6th day of December, 1988.

Karen C Cotton
Notary Public

My Commission Expires: 6-28-91

Address New Owners As Follows: Send Tax Bills To: Map-Parcel Nos.
Metropolitan Federal Savings and Loan Association — Same — 118-7-101 BH-D3505
230 Fourth Avenue, North
Nashville, TN 37219

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 9th day of December, 1988, by and between Union Financial Corporation, SUBSTITUTE TRUSTEE, FIRST PARTY, and Metropolitan Federal Savings and Loan Association, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust dated January 22, 1988, of record in Book 7460, page 650, Register's Office for Davidson County, Tennessee, Help Resources, Inc. conveyed to Glenn L. Lawrence, Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Eighty Thousand and No/100 ($80,000.00) Dollars, payable to the order of Metropolitan Federal Savings and Loan Association; and

WHEREAS, Glenn L. Lawrence, Trustee was unable to act as Trustee under said deed of trust and Union Financial Corporation was appointed Substitute Trustee by the owner and holder of said note. Said appointment is of record in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and

sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions said note and deed of trust, notices of the time and place of said sale being published in the Nashville Record on November 17, 24, and December 1, 1988; and

WHEREAS, the First Party appeared and caused the said property to be sold at the front door of the Courthouse in Davidson County, Tennessee, on December 9, 1988; and

WHEREAS, Second Party being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Eighty-Six Thousand and Two Hundred Eighty-Two and 90/100 ($86,282.90) Dollars, and said sum of said bid having been paid or credited, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee being Lot No. 4 of Block "A" on the Plan of Berry Hill Gardens Subdivision, of record in Book 1130, page 36, Register's Office for said County.
>
> Said Lot No. 4 fronts 73 feet on the westerly side of West Iris Drive and runs back 152.5 feet on the northerly line and 132.5 feet on the southerly line, to a dead line, measuring 78 feet thereon.
>
> Being the same property conveyed to Help Resources, Inc., by deed from Dale and Associates, Inc., of record in Book 7460, page 646, Register's Office for said County.
>
> This property is located at 631 West Iris Drive, Nashville, TN 37204.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind.

AND, Union Financial Corporation, Substitute Trustee, does further covenant and bind its successors and assigns to warrant and defend the title to said land only as to such title coming by

through or under it to the said Second Party, its successors and assigns and not otherwise.

IN WITNESS WHEREOF, the First Party has hereunto set its signature this the day and date above written.

UNION FINANCIAL CORPORATION
a Tennessee Corporation
Substitute Trustee

By: Elizabeth M. Wilson
Elizabeth M. Wilson
Assistant Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

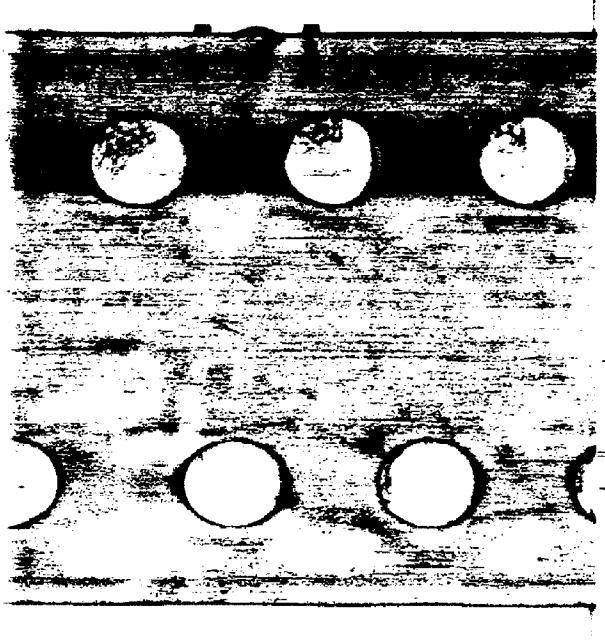
Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Elizabeth M. Wilson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be the Assistant Secretary of the Union Financial Corporation, the within named bargainor, a corporation, and that she as such Assistant Secretary, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by herself as Assistant Secretary.

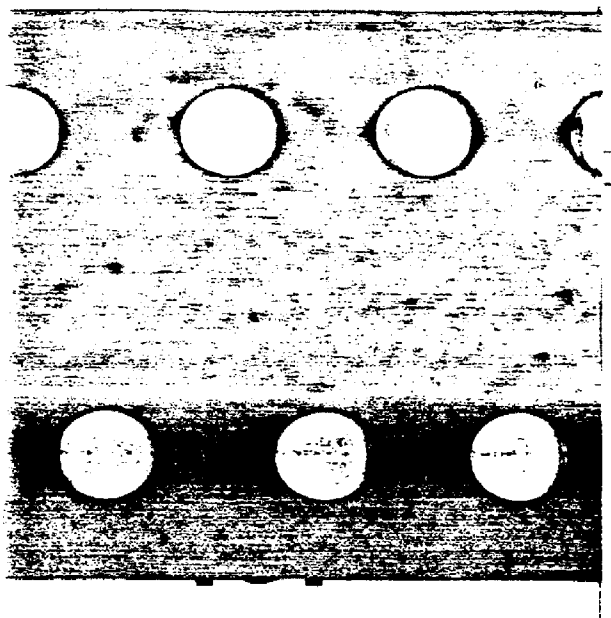
Witness my hand and seal at office in Nashville, Tennessee, this 6th day of December, 1988.

Karen C. Peyton
Notary Public

My Commission Expires:
9-28-91

1294 12/27 0101 03CHECK 294.29





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 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

CAMT 86282.90
CON TX 284.79
PRFEE 0.50
WDEED 9.00
TOTAL 294.29
CHECK 294.29

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96689

ENTERED FOR REFERENCE

Dec 27 2 29 PM '88

12/27/88 01 14:29 0001 1294

No. 167426