Tennessee FHA

James D. Murphy
Carteret #609749-9
FHA #483-1024409-234

96-1-A
Par 7,7a1

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 15, 1985, and recorded in Book 6562, Page 405, in the Register's Office of Davidson County, Tennessee, James D. Murphy and wife, Shirley E. Murphy and Frank C. Batson and wife, Judy W. Batson, conveyed to Jess Hay 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 7672, Page 229 in the Register's Office of Davidson County, Tennessee; 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 30th day of November, 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 time the said property was struck off and sold to Carteret Savings Bank, FA, a corporation, whose address is 10 Waterview Blvd., Parsippany, New Jersey 07054 at and for the sum of Sixty Thousand Eight Hundred Twenty-four and 12/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said Carteret Savings Bank, FA has assigned its interests in the said property to The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns; 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 Carteret Savings Bank, FA of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development of Washington, D.C., his 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:

Being Apartment 7-A of Hickory Place Condominiums created under Title 66, Section 27-101, et seq., as amended Tennessee Code Annotated, and as established by a Master Deed from Frank C. Batson and wife, Judy W. Batson, of record in Book 6472, Page 435, and re-recorded in Book 6476, Page 663, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed. Reference is hereby made to the plat of Hickory Place Condominions set forth as Exhibit "A" of said Master Deed, for a more complete identification and description of said Unit.

James D. Murphy, Shirley E. Murphy, Frank C. Batson and Judy W. Batson obtained title to the above-captioned real estate by deed of record in Book 6562, page 461, Register's Office of Davidson County, Tennessee.

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Subject to any unpaid taxes.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto The Secretary of Housing and Urban Development of Washington, D.C., his 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 and Trustee Fees	500.00
Credit on Note	60,084.12
	$60,824.12

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 30th day of November, 1988.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 30th day of November, 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

NOTARY PUBLIC DIXIE K. BETSA SHELBY TN

NO TAX

PROPERTY ADDRESS
450 Stewarts Ferry Pike
Nashville, TN 37214

PROPERTY OWNER AND
AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal Housing Administration
Suite 200, 251 Cumberland Bend Drive
Nashville, TN 37228-1803
Attn: Single Family Property Disposition Branch

THIS INSTRUMENT PREPARED BY:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103-1991