Tennessee FHA

Name: Jones, Howard E.
S&K#: 88-10-162
FHA #: 483-1186013-703
Loan #: 4759

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 28, 1986, recorded in Register's Book 6943, Page 64, in the Register's Office of Davidson County, Tennessee, Howard E. Jones, Jr. and wife, Daphyne M. Jones and Jimmy Dunn and wife, Joyce P. Dunn conveyed to Tim N. Taylor, 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 Register's Book 7687, Page 814, 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 sale Deed of Trust by which advertisement the sale was appointed to he held on January 20, 1989, at the Davidson County Courthouse in Nashville, Tennessee, at 11:00 a.m.,

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 Sunshine Mortgage Corporation, whose address is 1415 B. Barclay Circle, Marietta, Georgia, 30060, at and for the sum of $59,944.42, that being the highest and best bid offered; and

WHEREAS, the said Sunshine Mortgage Corporation, 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 Sunshine Mortgage Corporation, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joe M. Kirsch, 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 Antioch, County of Davidson, State of Tennessee, to-wit:

BEING Lot No. 30-A of the Zone Lot Division of Lot No. 30, of Lakeshore Woods, Section 3, of record in Plat Book 6250, Page 824, amending Plat Book 5200, Page 621, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

09650

IDENTIFICATION REFERENCE

FEB 17 9 42 AM '89

8014 02/17 0101 03CHECK 6.00

The grantor received title to the above-captioned real estate by Deed of Trust of record in Register's Book 6943, Page 64, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes, easements and restrictions.

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 Joe M. Kirsch, 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.

IN WITNESS WHEREOF, the said Joe M. Kirsch, Substitute Trustee, has hereunto set his hand and seal this 20th day of January, 1989.

Joe M. Kirsch, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 20th day of January, 1989, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Joe M. Kirsch, to me known to be the person described in and who executed the foregoing instruments, 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.

Brenda C. Spicer
Notary Public

BRENDA C. SPICER
Notary Public
Shelby County, Tennessee
My Commission Expires July 18, 1992

NO TAX

PROPERTY ADDRESS: 3359 Oak Trees Court, Antioch, Tn. 37013

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Secretary of Housing and Urban Development
Suite 1200, 200 Jefferson Avenue
Memphis, Tennessee 38103

THIS INSTRUMENT PREPARED BY AND MAIL TO:
LAW OFFICES OF SHAPIRO AND KIRSCH
P.O. Box 241155
Memphis, TN 38124-1155

88-10-162