Tennessee CON

Auvergne D'Antignac
T&N #8339320

MAP 104-16
Par 293

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 24, 1986, and recorded in Book 7025, Page 951 in the Register's Office of Davidson County, Tennessee, Auvergne d'Antignac, a single person, conveyed to James A. Waechter, 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,

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WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 7759, Page 701 in the Register's Office of said County; 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 22nd day of March, 1989, 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 sale First Wisconsin Trust Company, as Trustee Residential Funding Corporation, a corporation whose address is P.O. Box 4025, Monroe, LA 71211-4025 being the highest and best bidder, became the purchaser of said property at and for the sum of One Hundred Sixteen Thousand and no/100 Dollars; 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 First Wisconsin Trust Company, As Trustee Residential Funding Corporation, of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said First Wisconsin Trust Company, As Trustee Residential Funding Corporation, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in, County of Davidson, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee, being the northerly part of Lot No. 176 on the Plan of Belmont Land Company's Property, called "Belmont Heights", as of record in Book 421, Page 34, said Register's Office.

BEGINNING at a point on the westerly margin of Belmont Boulevard, 212 feet southerly from the southwest corner of said Boulevard and Linden Avenue, said point being the southeast corner of Lot No. 175 on said plan; thence with the line between said Lots 175 & 176, westerly 175 feet, more or less, to the easterly margin of an alley; thence with the easterly margin of said alley, southwardly 87.5 feet to the northwest corner of a part of Lot No. 176, conveyed to Robert F. Jones et ux, by deed from Maude R. Coles, of record in Book 2100, Page 381, said Register's Office; thence with the northerly boundary of said Jones Property, eastwardly 175 feet, more or less, to the westerly margin of said Boulevard, Jones northeast corner, thence with the westerly margin of said Boulevard, northwardly 105.4 feet to the beginning.

Auvergne D'Antignac obtained title to the above-referenced real estate by Deed of Record in Book 7035, Page 948, Register's Office of Davidson County, Tennessee.

COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 116,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March 1989.

Notary Public

MY COMMISSION EXPIRES COMMISSION EXPIRES JUNE 10 1990

Subject to any unpaid taxes. BOOK 7801 PAGE 542

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto First Wisconsin Trust Company, as Trustee Residential Funding Corporation, its 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	247.50
Attorney's Fees and Trustee's Fees	500.00
Credit on Note	115,246.50
	$116,000.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 22nd day of March, 1989.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 22nd day of March, 1989, 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: COMMISSION EXPIRES JUNE 10, 1990

State Tax $
Clerk's Fee $
TOTAL $

PROPERTY ADDRESS
2401 Belmont Boulevard
Nashville, TN 37212

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

Troy & Nichols
P.O. Box 4025
Monroe, LA 71211-4025

Mortgagee: None

This instrument prepared by
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

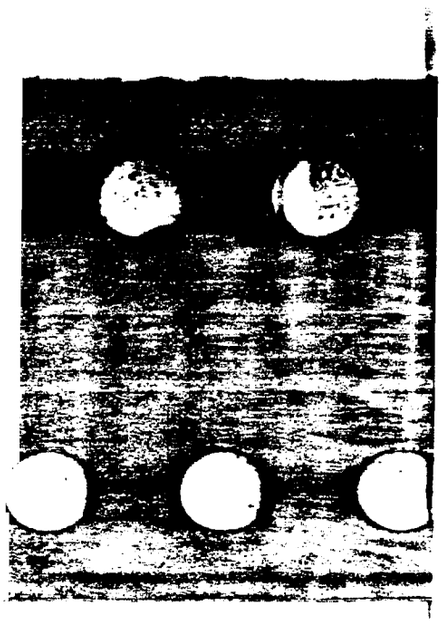
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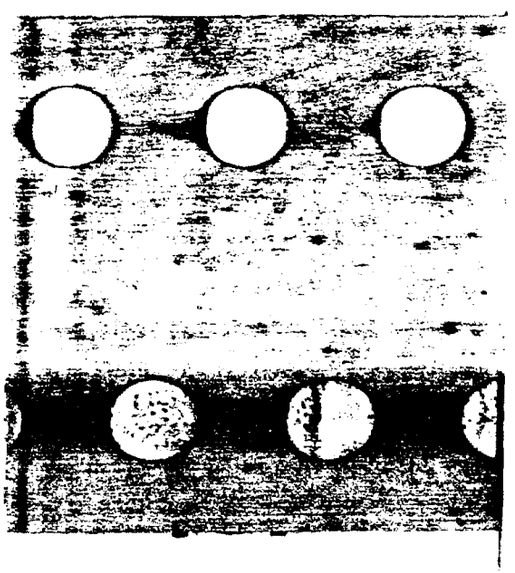
MAR 27 11 51 AM '89

9294 2270101 OTCHEEK

389.50

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

RECEIVED OF _____

FOR _____

BOOK **7801** PAGE **543**

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 116000.00
CON TX 382.80
PRFEE 0.50
WHEED 6.00
TOTAL 389.30
CHECK 389.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/27/89 01 11:55 0001 9294

19507

MAR 27 11 51 AM '89

No. 193790