~~MAIL TO:~~ Melvin B. Butler
633 Stahlman Bldg.
Nashville, TN 37201

TRUSTEE'S DEED

BOOK 7874 PAGE 871

FROM: MELVIN B. BUTLER, TRUSTEE TO: Jim Walter Homes, Inc

STATE OF TENNESSEE, COUNTY OF DAVIDSON. The actual consideration or value, whichever is greater for this transfer is $40,656.14. Affiant Melvin B Butler. Sworn to and subscribed before me this the 27 day of June, 1989.

Charlotte Bailey
NOTARY PUBLIC

My Commission Expires: 11-10-91

THIS INSTRUMENT WAS PREPARED BY: Melvin B. Butler, Attorney At Law,
Name
633 Stahlman Bldg., Nashville, TN 37201
Address

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jim Walter Homes, Inc (NAME)	Same (NAME)	81-2
P.O. Box 2760 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	51
Tampa, Fla 33622 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

This instrument entered into this 27 day of June, 1989, by and between Melvin B. Butler, Trustee, Party of the First Part, and Jim Walter Homes, Inc, Party of the Second Part:

WHEREAS, by Deed of Trust dated 11 day of July, 1981, record in Book 5777, Page 885, Register's Office for Davidson County, Tennessee. Whereas, Delbert G. Campbell & wife, Marlina Ann Campbell conveyed to William T. Robinson, Jr., as Trustee, the hereinafter described real estate to secure one note in the principal amount of $87,432.00 and payable in 240 monthly installments of $364.30 each, beginning with November 5, 1981, and payable on the 5th day of each month thereafter until paid in full, and

WHEREAS, thereafter, the said William T. Robinson, Jr. Trustee was unable to act as Trustee and tendered his resignation in writing, thereupon the holder of said note exercised its authority as owner and holder, and did by proper instrument nominate and appoint Melvin B. Butler, as substitute trustee for the said William T. Robinson, Jr., and vest in him all the right, power and privileges of said original trustee named in said Deed of Trust and same is recorded in Book 6280, Page 953, Register's Office for Davidson County, Tennessee, and

WHEREAS, default was made in the payment of said note and Deed of Trust, the holder thereof having directed the first party to sell said property as provided by said Deed of Trust, the First Party did, cause foreclosure notices to be published once a week for three consecutive weeks beginning the week of May 25, 1989, in The Nashville Record, a newspaper for Davidson County, Tennessee, in accordance with State Law and the aforementioned Deed of Trust and said publication did advertise said property to be sold on the 27 day of June, 1989, and pursuant to said notices, on this date during the legal hours, and at 2:00 P. M. O'Clock, the First Party offered said property for sale at the courthouse door in Nashville, Tennessee, after receiving competitive bids sold said property to Party of the Second Part at the price of $40,656.14, this being the highest, last and best bid.

THEREFORE, in consideration of the owner and holder cancelling and surrendering all of the notes secured by the aforesaid Deed of Trust, the same amounting to $ 40,656.14 plus interest and costs, the First Party has this day bargained and sold, and does hereby sell, transfer, and convey unto the second party, its heirs and assigns, the following described real estate located in Davidson County, Tennessee, and more particularly described as follows, to wit:

Land in Davidson Co.,TN, being lot 127 on the Map of Buena Vista Heights Addition, of record in Book 161, page 19, R.O.D.C., TN, described as follows:

BEGINNING at an iron pin in the north margin of McKinney Ave., where same intersects the west margin of 23rd Ave. N.; thence with the north margin of McKinney Ave. N. 89 deg. 03' W 50.0' to an iron pin; thence with a fence N. 0 deg. 57' E. 140.0' to an iron pin in S. margin of an alley; thence with said margin S. 89 deg. 03' E. 50.0' to an iron pin in the W. margin of 23rd Ave. N.; thence with same S. 0 deg. 57' W. 140.0' to the point of beginning.

BEING the same land conveyed from Jerry Folston and wife, Virginia Folston, to Luther Marlin Summers and wife, Mary Ann Summers of record in Book 3899, page 801, R.O.D.C., TN.

Being a portion of the same property conveyed to Delbert G. Campbell and wife, Marlina Ann Campbell by Deed dated July 20, 1981 from Luther M. Summers and Wife, Mary Ann Summers and recorded in Book 5777, page 885 in Davidson C[illegible] 0159 [illegible]7 0101 03CHECK 140.81

4554

27 2 27 PM '88

To have and to hold the aforesaid real estate, together with all improvements thereon unto Party of the Second Part, its heirs and assigns, in fee simple, forever and in bar of all right or equity of redemption.

And the First Party, as Successor Trustee, does hereby transfer, assign and set over unto the Second Party, all of the covenants and warranties contained in the aforesaid Deed of Trust and instrument appointing him as Substitute Trustee, and does hereby warrant the title as fully as he is authorized to do as such Trustee, but no further or otherwise.

WITNESS, the signature of the First Party of this, the date and day first above written.

Melvin B. Butler
TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Charlotte Bailey, a Notary Public in and for said County and State, the within named Melvin B. Butler, 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.

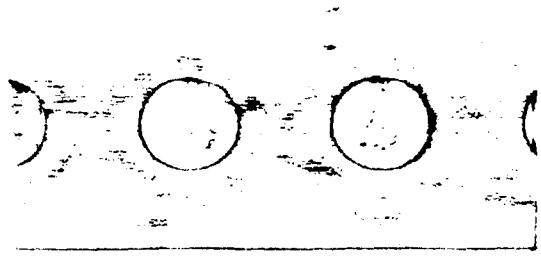
Witness my hand and official seal at Nashville, Tennessee, this the 27 day of June, 1988.

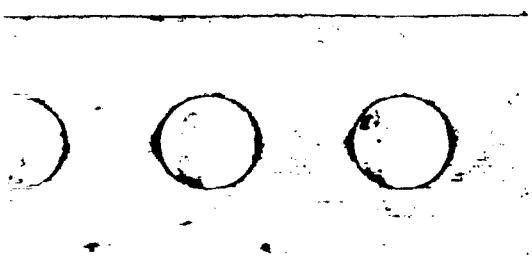
CHARLOTTE BAILEY NOTARY PUBLIC STATE OF TENNESSEE

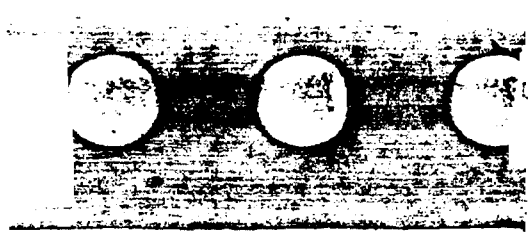
Charlotte Bailey
NOTARY PUBLIC

My Commission Expires: 11-10-91









OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7874 PAGE 873

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	40656.14
CON TX	134.31
PRFEE	0.50
WDEED	6.00
TOTAL	140.81
CHECK	140.81

06/27/89 01 14:29 0001 9159

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

44554.

IDENTIFICATION REFERENCE

JUN 27 2 27 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 223445