96-14-247

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

89-0901-FI (0001) STD
NO MORTGAGE
New Owner - Send Tax Bills:
FIRST INVESTMENT COMPANY
P. O. BOX 749
COLUMBUS, OH, 43216

BOOK 7917 PAGE 306

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Thirteenth day of October, 1980, EDWARD SEDDON, was named Trustee in a Deed of Trust of even date executed by MELVIN E. BOURGEOIS AND WIFE, SHIGEKO C. BOURGEOIS, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 42,500.00, principal and interest at 13.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5665, Page 489, in the Register's Office for DAVIDSON County, Tennessee; and

WHEREAS, I. DYKE TATUM, was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 7857, Page 643, in the Register's Office for DAVIDSON County, Tennessee; I, I. DYKE TATUM, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: July 13, 1989 / July 20, 1989 / July 27, 1989, in THE NASHVILLE RECORD, a newspaper published in DAVIDSON County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on Thursday, August 17, 1989, at 11:00 A.M., at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities as provided in said Deed of Trust, at which time FIRST INVESTMENT COMPANY, P. O. BOX 749, COLUMBUS, OH, submitted the highest and best bid in the amount of $ 46,082.03 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to FIRST INVESTMENT COMPANY, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 227, on the Plan of Hickory Bend Subdivision, Section 4, as of record in Plat Book 4175, page 34, said Register's Office.

SAID Lot No. 227 fronts 70.0 feet on the westerly side of Boulder Park Drive and runs back 119.6 feet on the northerly line to a witness line, and on 30 feet, more or less, to the center of McCrory Creek, and runs back 115.8 feet on the southerly line to a witness line, and on 20 feet, more or less, to the center of McCrory Creek measuring 71.10 feet on the said witness line, and measuring 71 feet, more or less along the center line of McCrory Creek according to survey dated October 2, 1980 by Larry L. Campbell, Registered Land Surveyor Tennessee No. 665.

BEING the same property conveyed to Harold Varden by Quitclaim Deed from Robert H. Petty, of record in Book 6422, page 135, in the Register's Office for Davidson County, Tennessee.

I, I. DYKE TATUM, Substitute Trustee, convey to FIRST INVESTMENT COMPANY, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being soley as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand and official seal at NASHVILLE, Tennessee, this Seventeenth day of August, 1989.

I. DYKE TATUM
Substitute Trustee

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STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. DYKE TATUM, 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 office at NASHVILLE, Tennessee, this Seventeenth day of August, 1989.

Tammy L Davis
Notary Public

My Commission Expires: 9-11-90.

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $46,082.03.

Affiant

Subscribed and sworn to before me, this Seventeenth day of August, 1989.

Tammy L Davis
Notary Public

My Commission Expires: 9-11-90.

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

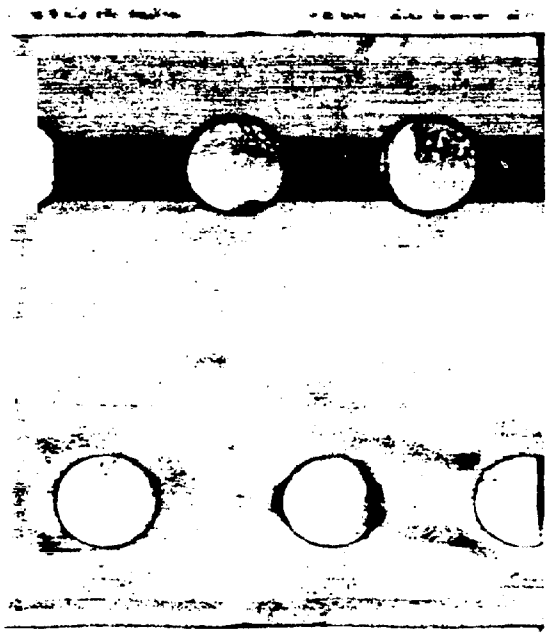
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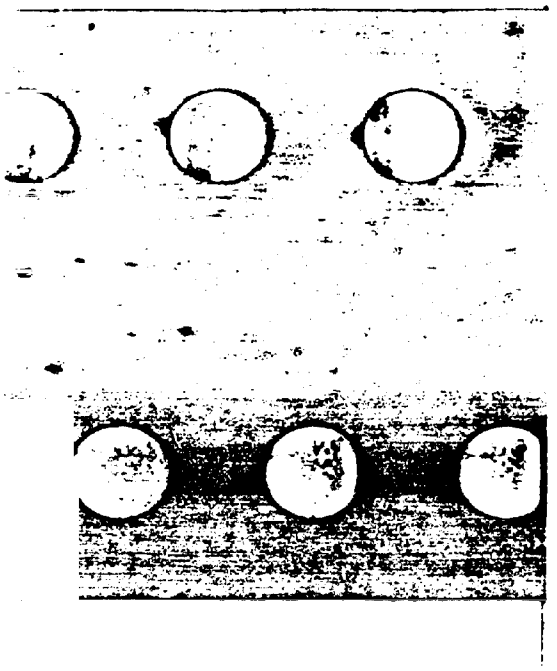
IDENTIF. REFERENCE

AUG 17 11 21 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

6755 08/17 0101 03CHECK 159.13





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 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 46082.03
CON TX 152.13
PRFEE 1.00
WDEED 6.00
TOTAL 159.13

CHECK 159.13
08/17/89 01 11:23 0001 6755

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58702

IDENTIF. REFERENCE

AUG 17 11 21 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 240019