| Name and Address of New Owner: | Send Tax Bills to: | Prepared by: |
|---|---|---|
| Secretary of Housing and Urban Development<br>P.O. Box 23998<br>Washington, D.C. 20028 | Department of Housing and Urban Development<br>Single Family Property Disposition Branch<br>251 Cumberland Bend Dr. #200<br>Nashville, TN 37228-1803 | D.W. McMackin<br>219 5th Ave., N.<br>Nashville, TN 37219 |

52-06-118
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TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated December 11, 1986, and recorded in Book 7085, page 254, Register's Office, Davidson County, Tennessee, Diana L. Hatcher, unmarried, conveyed to Delta Title Company, Trustee, the hereinafter described property to securet the therein mentioned indebtedness; and

WHEREAS, by instrument dated April 25, 1989, and recorded in Book 7840, page 218, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D. W. McMackin as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested D. W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, D. W. McMackin, Substitute Trustee, did give twenty (20) days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennesee, said advertisement appearing in the editions of said newspaper under the dates of August 31 and September 7 and 14, 1989, stating that on September 22, 1989, at 12:00 noon at the south door of the courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from

the equity of redemption, homestead, dower, and all other exemptions which are expresly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes;

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D. W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to Tennessee Housing Development Agency who has heretofore assigned its interest in said bid to the Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, for $34,620, which amount was the highest, best, and last bid.

NOW THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, D. W. McMackin, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Secretary of Housing and Urban Development of Washington, D.C. (hereinafter referred to as Grantee), its successors and assigns, the following described property, to-wit:

> Land in Davidson County, Tennessee, being Zone Lot 3A on the "Zone Lot Division of Lots 2 and 3, Morris Estes Subdivision, of record in Book 6900, page 137, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.
>
> Being the same property conveyed to Diana L. Hatcher by deed from Cecil Edward McMurtry and wife, Yvonne R. McMurtry, of record in Book 7085, page 251, Register's Office, Davidson County, Tennessee.
>
> This is improved property located at 613 Rothwood Avenue, Madison, TN 37115.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 22nd day of September, 1989.

D W McMackin
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D. W. McMackin, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 22nd day of September, 1989.

Robert M. Garfinkel
Notary Public

ROBERT M. GARFINKEL NOTARY PUBLIC AT LARGE STATE OF TENN.

My Commission Expires: Sept. 26, 1992

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $34,620.

D W McMackin, Substitute Trustee
Affiant

Subscribed and sworn before me, this 22nd day of September, 1989.

Robert M. Garfinkel
Notary Public

ROBERT M. GARFINKEL NOTARY PUBLIC AT LARGE STATE OF TENN.

My Commission Expires: Sept. 26, 1992

74552

IDENTIF. TREFERENCE

OCT 17 12 50 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

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