173-1-188

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

89-1144-CH (0001) STD
NO MORTGAGE
New Owner - Send Tax Bills:
CHEMICAL MORTGAGE COMPANY
101 EAST TOWN STREET
COLUMBUS, OH, 43215

BX22

SUBSTITUTE TRUSTEE'S DEED BOOK 7970 PAGE 782

WHEREAS, on the Thirtieth day of September, 1986, D. GENE MERRILL AND FREDERICK E. BROOKS, was named Trustee in a Deed of Trust of even date executed by ANNIE MAI PATTON AND MICHAEL L. RIDLEY, BOTH UNMARRIED, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 51,950.00, principal and interest at 10.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7022, Page 317, 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 7910, Page 660, 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: September 28, 1989 / October 5, 1989 / October 12, 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 Friday, October 27, 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 CHEMICAL MORTGAGE COMPANY, 101 EAST TOWN STREET, COLUMBUS, OH, submitted the highest and best bid in the amount of $ 39,694.00 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to CHEMICAL MORTGAGE 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. 14A, Zone Lot Division on the Final Plat - Section IV, Monte Carlo, as of record in Book 6250, page 855, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Annie Mae Patton and Michael Ridley by deed from B & D Investment Builders, Inc. of record in Book 7022, page 314, in the Register's Office for Davidson County, Tennessee.

I, I. DYKE TATUM, Substitute Trustee, convey to CHEMICAL MORTGAGE 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 Twenty-seventh day of October, 1989.

I. DYKE TATUM
Substitute Trustee

77608

IDENTIF. REFERENCE

Oct 30 1 34 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

BOOK 7970 PAGE 783

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 Twenty-seventh day of October, 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 $ 39,694.00.

Affiant

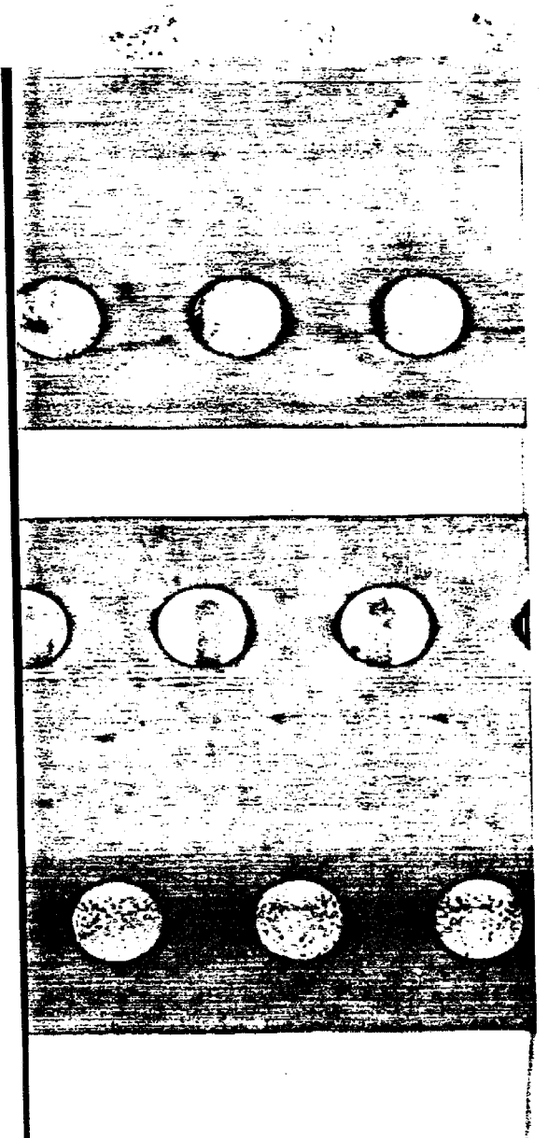
Subscribed and sworn to before me, this Twenty-seventh day of October, 1989.

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

0026 10/30 0101 03CHECK 138.01



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7970 PAGE 784

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	39694.00
			CON TX	131.01
			PRFEE	1.00
			WDEED	6.00
			TOTAL	138.01
			CHECK	138.01

10/30/89 01 13:35 0001 0026

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7608

IDENTIF. REFERENCE

OCT 30 1 34 PM '89

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY TN.

No. 262124