File 23

Address New Owner:
4128 Leeland Lane
Nashville, Tenn. 37204

Send tax bills to:
Same

Map/Parcel
Map 104-16
Parcel 365

BOOK 7993 PAGE 664

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, a Deed of Trust to secure a promissory note therein described was executed by G. W. Duckworth, Trustee, to Tom G. Coleman, Jr., Substitute Trustee, and recorded in Book 5654 page 987, Register's Office for Davidson County, Tennessee, he, having been appointed in Book 7965, page 814, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said note and the owner and holder of said note instructed Tom G. Coleman, Jr., Subsbitute Trustee, to institute foreclosure proceedings as provided in the terms of said instrument; and

WHEREAS, the said Tom G. Coleman, Jr., Substitute Trustee, did advertise in Davidson County, Tennessee, accordance with the provisions of said Deed of Trust, giving notice of intent to sell said property at the South door of the Courthouse in Nashville, Davidson County, Tennessee, on November 29, 1989, at 12:00 Noon; and

WHEREAS, at the time and place named in said advertisement the said Tom G. Coleman, Jr., Substitute Trustee, offered the property hereinafter described for sale to the highest bidder and the highest and best bid received was that of W.M. Redding. Said purchase was for $53,000.00 cash, subject to land taxes.

NOW, THEREFORE, Tom G. Coleman, Jr., Substitute Trustee, in pursuance of the power and authority vested in me by said instrument and in consideration of the sum bid, I, Tom G. Coleman, Jr., Substitute Trustee, therefore, sell, transfer, and convey unto the said purchasers, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 51 on Belmont Land Company's proposed and unrecorded plan of the Belmont Heights, as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

Said Lot No. 51 fronts 100 feet on the northerly side of Linden Avenue and runs back between parallel lines, along the westerly margin of 15th Avenue South, 169 feet to an alley in the rear.

Being the same property conveyed to G. W. Duckworth, Trustee with full power, from G. W. Duckworth and wife, Betty J. Duckworth as of record in Book 5654, page 984, Register's Office for Davidson County, Tennessee. Whereas, said real property was subsequently conveyed to Armando Corral and wife, Carol J. Corral, by deed of record in Book 6020, page 825, said Register's Office. Whereas, said real property was subsequently conveyed to Lyndal Roberts and wife, Margaret Roberts by deed of record in Book 6282, page 849, said Register's Office. Whereas, said real property was subsequently conveyed to Ronald O. Sutton and wife, Linda L. Sutton (CURRENT OWNER) by deed of record in Book 6282, page 852, said Register's Office.

This is improved property known as 1600 Linden Avenue, Nashville, TN.

TO HAVE AND TO HOLD, said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said purchasers, their heirs and assigns. This conveyance is made pursuant to the powers vested in me as Trustee and I assign the benefit of all warranties vested in me by said deed, but not otherwise.

WHEREFORE, this Substitute Trustee's Deed has been executed at Nashville, Tennessee, this 29th day of November, 1989.

Tom G. Coleman Jr.
TOM G. COLEMAN, JR.
SUBSTITUTE TRUSTEE
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Tom G. Coleman, Jr., Substitute 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 this 29TH day of November, 1989.

David Coleman
NOTARY PUBLIC

DAVID COLEMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 5/22/93.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $53,000.00

W. M. Redding
AFFIANT

Subscribed and sworn to before me this 29TH day of November, 1989.

David Coleman
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 5/22/93.

PREPARED BY:
DAVID COLEMAN, ATTORNEY
9000 East Church Street
Brentwood, TN 37027

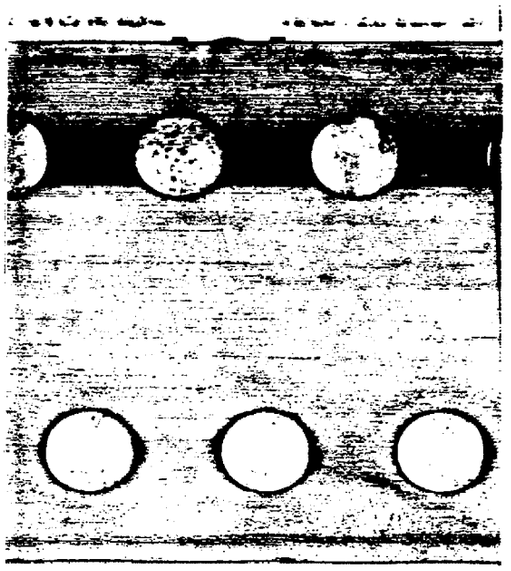
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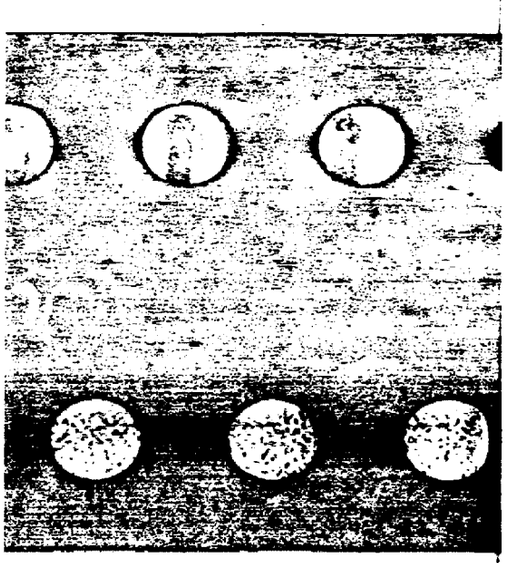
85321

IDENTIF. TREFERENCE

Nov 29 12 39 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7993 PAGE 667

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 53000.00
CON TX 174.90
PRFEE 1.00
WDEED 9.00
TOTAL 184.90
CHECK 184.90

11/29/89 01 12:37 0001 8318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

85321

IDENTIF. REFERENCE

NOV 29 12 39 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 271105