89-1407-FM (0007) STD

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

NO MORTGAGE
New Owner - Send Tax Bills:
FIRST INVESTMENT COMPANY
P. O. BOX 749
COLUMBUS, OH, 43215

Box 22

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60-2-288

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Fifteenth day of June, 1986, I. DYKE TATUM, was named Trustee in a Deed of Trust of even date executed by MICHAEL W. SKELTON AND WIFE, JOYCE SKELTON, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 48,500.00, principal and interest at 10.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6895, Page 474, 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 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: January 25, 1990 / February 1, 1990 / February 8, 1990, 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 Tuesday, February 27, 1990, 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 $ 30,469.00 .

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. 4 on the plan of Annawood Subdivision, of record in Book 5210, page 314, Register's Office for said County.

SAID Lot No. 4 fronts 79.10 feet on the easterly margin of Anna Court and extends back 100.01 feet on the southerly line and 94.11 feet on the northerly line to a dead line in the rear, measuring 113.00 feet thereon.

BEING the same property conveyed to Lyndal Roberts and wife, Margaret Roberts by deed from Ted A. Burkhalter, Trustee, of record in Book 7217, page 995, 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 Twenty-seventh day of February, 1990.

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } ss.

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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 February, 1990.

Notary Public

My Commission Expires: 9.11.90.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } ss.

The actual consideration or value, whichever is greater for this transfer is $ 30,469.00.

Affiant

Subscribed and sworn to before me, this Twenty-seventh day of February, 1990.

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

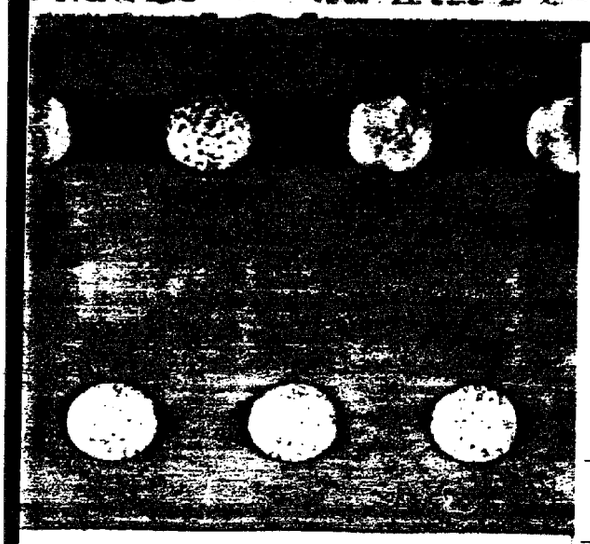
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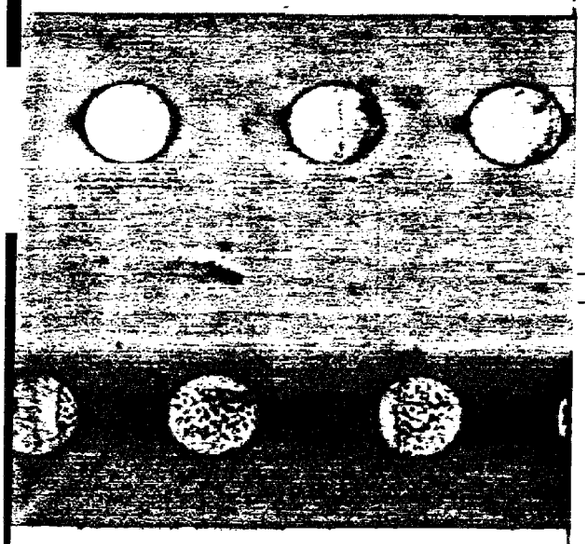
06610

IDENTIF. REFERENCE

FEB 27 11 41 AM '90

DAVIDSON COUNTY TN.





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 30469.00
				CON TX 100.65
				PRFEE 1.00
				WDEED 6.00
				TOTAL 107.65
				CHECK 107.65
02/27/90		01		11:37 0001 6118

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

@661 0.

IDENTIF. TREFERENCE

FEB 27 11 41 AM '90

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 296079