1935

This Instrument Prepared by:
Elizabeth M. Wilson
Metropolitan Federal Savings
and Loan Association
230 Fourth Avenue, North
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $26,250.00.

Elizabeth M. Wilson
Affiant

Subscribed and sworn to before me, this 6th day of March, 1990.

Karen C. Rogers
Notary Public

My Commission Expires: 4-28-91

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IDENTIF. TREFERENCE

MAR 19 11 11 AM '90

DAVIDSON COUNTY TN.

Address New Owners As Follows:
Metropolitan Federal Savings
and Loan Association
230 Fourth Avenue, North
Nashville, Tennessee 37219

Send Tax Bills To:
Same

Map-Parcel Nos.
43-13-A-78
11D 65177

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 9th day of March, 1990, by and between Union Financial Corporation, SUBSTITUTE TRUSTEE, FIRST PARTY, and Metropolitan Federal Savings and Loan Association, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust dated January 24, 1979, of record in Book 5398, page 753, Register's Office for Davidson County, Tennessee, Billy E. Jones and wife, Patsy Jean Jones, conveyed to William N. Dearborn, Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Seven Thousand Four Hundred Seventy-Five and no/100 ($7,475.00) Dollars, payable to the order of Central Tennessee Investment Company, Inc.; and

WHEREAS, Douglas P. Dabbs and wife, Mary H. Dabbs, subsequently assumed said indebtedness as evidenced by an assumption agreement not of record; and

WHEREAS, Douglas P. Dabbs and wife, Mary H. Dabbs subsequently conveyed said real property to Hillview Joint

Thacker, and Kermit R. Brown, as evidenced by a deed of record in Book 5696, page 363, said Register's Office; and

WHEREAS, Central Tennessee Investment Company, Inc. subsequently sold and endorsed said note to Metropolitan Federal Savings and Loan Association; and

WHEREAS, Hillview Joint Venture, a joint venture composed of Douglas P. Dabbs, Rudy Thacker and Kermit R. Brown, and Metropolitan Federal Savings and Loan Association subsequently executed a modification agreement dated December 20, 1989, not of record; and

WHEREAS, William N. Dearborn, Trustee was unable to act as Trustee under said deed of trust and Union Financial Corporation was appointed Substitute Trustee by the owner and holder of said note. Said appointment is of record in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in the Nashville Record on February 15, 22 and March 1, 1990; and

WHEREAS, the First Party appeared and caused the said property to be sold at the front door of the Courthouse in Davidson County, Tennessee, on March 9, 1990;

WHEREAS, Second Party being the highest and best bidder thereof, became the purchaser of said property at and for the sum of One and no/100 ($1.00) Dollar, and said sum of said bid having been paid or credited, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and

assigns, the following described real property, situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Apartment Unit No. 6-14, of Robin Hood Condominiums created under TItle 64, Sections 2701 et seq., as amended, Tennessee Code Annotated, as established by a Master Deed, which was executed by Central Tennessee Investment Company, Inc., of record in Book 5388, page 524, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Robin Hood Condominium Apartments, of record in Book 5200, page 124, said Register's Office, for a more complete identification and description of such Unit.
>
> Being the same property conveyed to Hillview Joint Venture, a joint venture composed of Douglas P. Dabbs, Rudy Thacker, and Kermit R. Brown, by deed from Douglas P. Dabbs and wife, Mary H. Dabbs, of record in Book 5696, page 363, Register's Office for said County.
>
> This property is located at Unit 6-14, 323 Forest Park, Madison, Tennessee 37115.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind.

AND, Union Financial Corporation, Substitute Trustee, does further covenant and bind its successors and assigns to warrant and defend the title to said land only as to such title coming by through or under it to the said Second Party, its successors and assigns and not otherwise.

Said conveyance is subject to the right of redemption of the Internal Revenue Service of the United States of America, the right of redemption of the Revenue Department of the State of Tennessee, instruments of record in Book 4369, page 846, assigned by Secretary of State's Office NO. G3499, and insured over by Attorneys Title Policy G No. 221668, and a first mortgage of record in Book 5389, page 750.

IN WITNESS WHEREOF, the First Party has hereunto set its signature this the day and date above written.

UNION FINANCIAL CORPORATION
a Tennessee Corporation
Substitute Trustee

By: Elizabeth M. Wilson
Elizabeth M. Wilson
Assistant Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

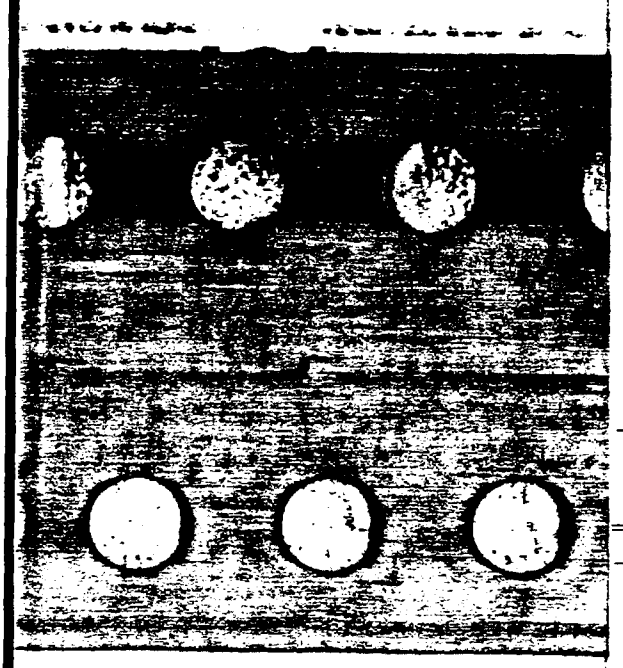
Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Elizabeth M. Wilson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be the Assistant Secretary of the Union Financial Corporation, the within named bargainor, a corporation, and that she as such Assistant Secretary, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by herself as Assistant Secretary.

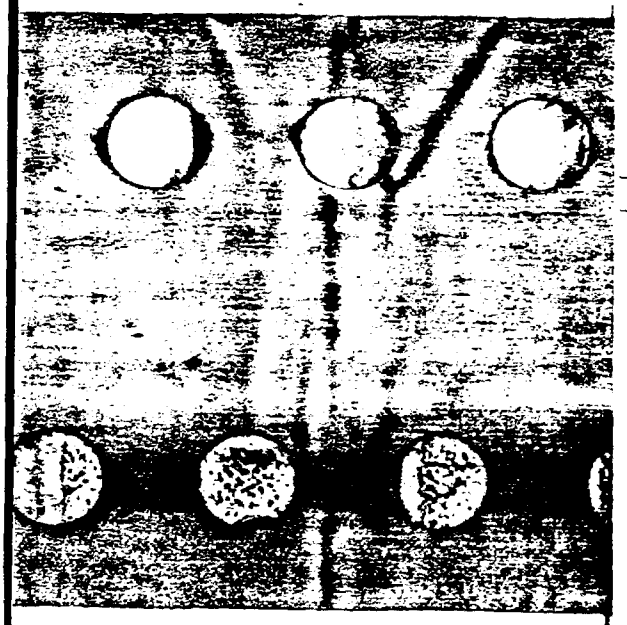
Witness my hand and seal at office in Nashville, Tennessee, this 12th day of March, 1990.

Karen C. Rogers
Notary Public

My Commission Expires:
9-24-91

3595 03/19 0101 03CHECK 99.46





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8067 PAGE 378

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 26250.00
CON TX 86.46
PRFEE 1.00
WDEED 12.00
TOTAL 99.46
CHECK 99.46

03/19/90 01 11:07 0001 3595

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF: T-REFERENCE

MAR 19 11 11 AM '90

DAVIDSON COUNTY TN.

No. 302045