63

This Instrument Prepared by:
Union Title Company, Inc.
616 Marriott Drive
P.O. Box 292574
Nashville, Tennessee 37229-2574

OWNER: United Companies Mortgage
Send Tax Bills To:
176 Thompson Lane, Suite 101
P. O. Box 110729
Nashville, Tn. 37222-0729

TRUSTEE'S DEED

BOOK 8082 PAGE 12

WHEREAS, by Deed of Trust dated September 15, 1980, recorded in Book 5651, page 612, Register's Office for Davidson County, Tennessee, Stanley Allen and wife, Alma M. Allen, conveyed to E.A. Covington, Jr., Trustee, the real estate hereinafter described, to secure a Note dated September 15, 1980, in the amount of $23,300.00 payable to Security Federal Savings and Loan Association of Nashville, as shown therein, and,

WHEREAS, Union Title Company, Inc. has been appointed Substitute Trustee by the owner and holder of said Note by an instrument of record in Book 7926, Page 255, Register's Office for said County;

WHEREAS, default occurred in the terms and conditions of said Note and/or Deed of Trust, the lawful owner called on Union Title Company, Inc., Substitute Trustee, to advertise the property for sale pursuant to the provisions of the Deed of Trust. The Substitute Trustee did, therefore, pursuant to the authority vested in him as Substitute Trustee, and pursuant to the terms and provisions of the said Deed of Trust, advertise the property by publishing a notice of sale in the Nashville Record, a newspaper published in Davidson County, Tennessee, advertising the sale of the property on October 26, November 2 and 9, 1989 at the Courthouse in Davidson County, Tennessee at public outcry to the highest bidder for cash, free from the equity of redemption, homestead, dower and all other exemptions of every kind, but subject to any and all taxes, liens, restrictions, restrictive covenants, easements, setback lines, encumbrances and rights pertaining thereto which may affect the property.

Pursuant to said Notice of Sale, the Substitute Trustee, at the time and place fixed therein, offered the property for sale to the highest bidder for cash and sold said property to UNITED COMPANIES MORTGAGE _____, for the sum of Twenty-Three Thousand and No/100-----Dollars ($23,000.00 this being the highest and best bid received therefor.

16606

IDENTIF. TREFERENCE

APR 5 10 55 AM '90

DAVIDSON COUNTY TN.

The owner and holder of the indebtedness for which the property was sold having applied the amount of the bid toward payment of its Note and its permissible expenses and fees incurred as of the date of sale, the Substitute Trustee has this day bargained and sold, and does hereby sell, transfer and convey unto UNITED COMPANIES MORTGAGE, their successors and assigns, the following described real estate located in Davidson County, Tennessee, and more particularly described as follows:

Being Lot No. 20 in the Subdivision of "Homestead Block" in the Hermitage Addition as per plan in Book 57, page 76, Register's Office for said County.

Said Lot 20 fronts 50 feet on the north side of Green Street and runs back northwardly and between parallel lines 150 to an alley.

Being the same property conveyed to Stanley Allen and wife, Alma M. Allen by deed from William Kenneth Jacobs and David Barry McMillen of record in Book 5651, page 609, Register's Office for said County.

TO HAVE AND TO HOLD the aforesaid real estate, together with all improvements thereon, unto the said UNITED COMPANIES MORTGAGE, their successors and assigns, in fee simple forever, in bar of the equity of redemption, homestead and dower and all other exemptions of every kind, but subject to all put in previous writing.

And the Substitute Trustee does hereby transfer, assign and set over to the said UNITED COMPANIES MORTGAGE, their successors and assign all of the covenants and warranties contained in the aforesaid Deed of Trust and does hereby warrant the title as fully as they are authorized to do as Substitute Trustee, subject to any exception noted herein and shown of record, but no further or otherwise.

WITNESS my hand this 21st day of November, 1989.

UNION TITLE COMPANY, INC.

SUBSTITUTE TRUSTEE

By: Hugh J. Bradley
Vice President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Hugh J. Bradley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged himself to be Vice President of Union Title Company, Inc., the within bargainor, a corporation, acting as substitute trustee and that he as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice President.

Witness my hand and seal, at Office in Nashville, Tennessee this 21st day of November, 1989.

Notary Public

My Commission Expires: 11/18/91

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer, whichever is greater is $ 23,000.00

C Nelson Boehms
Affiant

Sworn to and subscribed before me this 21st day of November, 1989.

Notary Public

My Commission Expires: 11-18-91



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

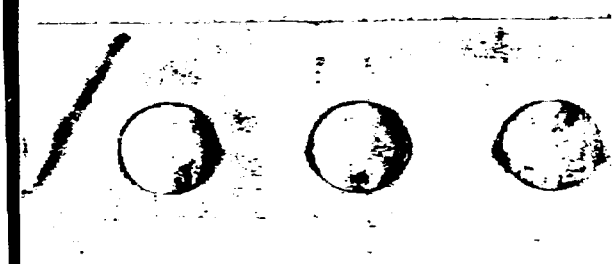
RECEIVED OF _____

FOR _____

BOOK 8082 PAGE 15

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	23000.00
CON TX	75.90
PRFEE	1.00
WDEED	9.00
TOTAL	85.90
CHECK	85.90

04/05/90 01 10:54 0001 8493

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



11660096

IDENTIFICATION REFERENCE

APR 5 10 56 AM '90

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 307643