This instrument prepared by:
William P. Dougan, Attorney at Law
401 Davidson Road, Nashville, TN 37205

Map/ Parcel No. 133-15/6

Fld.Bk. 5DU-08905

This is improved property at:

313 Verbena Dr.
Nashville, TN 37211

SEND TAX BILLS TO:

Federal Housing Administration
S.F. Property Disposition
251 Cumberland Bend Dr., Suite 1200
Nashville, TN 38103-2335

OWNER: Julie Anderson

MTG. CO. 86-12207078

VA/FHA# 483-1394005-703

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater for this transfer, is $ 92,753.07 .

William P. Dougan
Affiant

Subscribed and sworn to before me, this 22nd day of May, 1990,

K. D. Borgess
Tax Exempt - To HUD
Notary Public

My Commission Expires: My Commission Expires Nov. 24, 1992

PUBLIC

SUCCESSOR TRUSTEE'S DEED

Whereas, Julie F. Anderson, an unmarried person, executed a deed of trust on the 26th day of August, 19 87, which was recorded in Trust Deed Book 7339, Page 446, Register's Office of Davidson County, Tennessee, conveying to R. Conner McAllister, Trustee(s), the hereinafter described property to secure payment to Bailey Mortgage Company a promissory note fully described in said deed of trust; and

BOOK 8114 PAGE 485

Whereas, default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said Deed of Trust, all of said indebtedness has been declared due and collectible, and Unifirst Bank For Savings, holder of said note has demanded of the Successor Trustee, appointed by an instrument of record in Book 8054, Page 492, in the Register's Office for Davidson County, Tennessee, the foreclosure of said Deed of Trust for the purpose of paying said note, interest and costs as therein provided.

Whereas, William P. Dougan, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee advertised the said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of the payment of said note, interest and costs, and pursuant to said advertisement, on April 30, 1990 at the front door of the Court House in Davidson County, Tennessee, at 12:00 P.M., the said William P. Dougan, 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 equities of redemption, dower and homestead, as provided in said deed of trust; when Unifirst Bank for Savings, being the highest bidder,

became the purchaser at the price of $ 92,753.07 , and

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, WILLIAM P. DOUGAN, do at the express direction of Unifirst Bank for Savings , transfer and convey as Substitute Trustee, unto The Secretary of Housing and Urban Development, his successors and assigns, Attention: Single Family Property Disposition Branch, 251 Cumberland Bend Drive, Suite 1200, Nashville Tennessee, 38103-2335 , in bar of the equities of redemption, dower, and homestead, the following described real estate in the County of Davidson , State of Tennessee, together with all hereditaments and appurtenances appertaining to-wit:

LAND in Davidson County, Tennessee being Lot 53 on the Plan of Highview Acres, as of record in Book 2331, Page 52, 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 Julie F. Anderson, an unmarried person, by deed from Edward F. Coyle of record in Book 7339, Page 443, Register's Office for said County.

2813

TENNESSEE REGISTER

May 23 9 04 AM '90

3873 05/23 0101 03CHECK 6.00

TO HAVE AND TO HOLD THE same unto the said Secretary of Housing and Urban Development, Attention: Single Family Property Disposition Branch, Nashville, Tennessee , its successors and assigns, forever

William P. Dougan covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free and unencumbered as of its date; and he will forever warrant the same against the lawful claims of any and all persons holding by, through or under him, but these covenants and warranties are by him as Substitute Trustee and not otherwise; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments and tax liens.

IN WITNESS WHEREOF, William P. Dougan, Substitute Trustee, has hereunto set his hand on this 22nd day of May , 19 90 .

William P. Dougan
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of May 19 90 , before me personally appeared William P. Dougan, Substitute Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes herein contained.

IN WITNESS WHEREOF, I have hereunder set my hand and seal.

My Commission Expires Nov. 21, 1992

My Commission Expires: _____

K. D. Bowers
Notary Public