Tax Box 36

THIS INSTRUMENT PREPARED BY:
Douglas A. Brace
Ortale, Kelley, Herbert & Crawford
Third Floor, Noel Place
200 Fourth Avenue North
Nashville, TN 37219-2196

**SUBSTITUTE TRUSTEE'S DEED**

BOOK 8157 PAGE 600

Name and Address of New Owner:

First Tennessee Bank NA
P. O. Box 100
Franklin, TN 37064

Send Tax Bills To:

New Owner

| Street Address of Subject Property: | Map-Parcel No: |
|---|---|
| 501,503,505,524,525,528,529,531,533 and 539 Chandler Place Nashville, TN | 086-06-0A 501.00 CO - 501<br>086-06-0A 503.00 CO - 503<br>086-06-0A 505.00 CO - 505<br>086-06-0A 524.00 CO - 524<br>086-06-0A 525.00 CO - 525<br>086-06-0A 528.00 CO - 528<br>086-06-0A 529.00 CO - 529<br>086-06-0A 531.00 CO - 531<br>086-06-0A 533.00 CO - 533<br>086-06-0A 539.00 CO - 539 |

**THIS INSTRUMENT** made and entered into on this the 20th day of July, 1990, by and between Douglas A. Brace, Substitute Trustee, party of the first part, and _____ FIRST TENNESSEE BANK NATIONAL ASSOCIATION _____, party of the second part.

**WHEREAS,** by a Deed of Trust dated March 7, 1986, of record in Book 6799, Page 683, Register's Office for Davidson County, Tennessee, Steeplechase, Ltd., conveyed to Douglas S. Hale, Trustee for First Tennessee Bank National Association, the hereinafter described real estate, to secure a Note of even date therewith in the principal amount of One Million Six Hundred Thirty Thousand and No/100 ($1,630,000.00) Dollars; and

**WHEREAS,** the holders of said Note appointed the party of the first part as Substitute Trustee in accordance with the terms and conditions of said Deed of Trust in an instrument of record in Book 8128, page 120, Register's Office for Davidson County, Tennessee; and

**WHEREAS,** default was made in the payment of said Note, and the holder thereof having directed the Substitute Trustee to sell said property, as provided by said Deed of Trust, the Substitute Trustee did advertise the time, place, and terms thereof in **The Nashville Record** having general circulation in Davidson County, Tennessee and published in said county, once a week for three (3) weeks prior to said sale, to wit: Thursday, June 28, 1990; Thursday, July 5, 1990; and Thursday, July 12, 1990; said advertisement, in all respects complied with the requirements of the power of sale contained in said Deed of Trust, on the 20th day of July, 1990 at Twelve O'Clock (12:00) Noon, the Substitute

Trustee offered said property for sale at the Front Door of the Courthouse in Davidson County, Tennessee, and sold said property to FIRST TENNESSEE BANK NATIONAL ASSOCIATION at the price of THREE HUNDRED SIXTY THOUSAND ONE HUNDRED AND NO/100***** ($ 360,100.00 ) Dollars, this being the highest and best bid.

**NOW, THEREFORE**, the said Douglas A. Brace, Substitute Trustee, acting under and by virtue of the power of sale contained in said Deed of Trust, for and in consideration of the sum of THREE HUNDRED SIXTY THOUSAND ONE HUNDRED AND NO/100******* ($ 360,100.00 ) Dollars, paid for said land by virtue of the public sale aforesaid, and in consideration of the facts hereinbefore recited, has bargained, sold and conveyed and does hereby bargain, sell and convey unto the said FIRST TENNESSEE BANK NATIONAL ASSOCIATION, its/their successors and assigns, the following described real estate located in Davidson County, Tennessee, and more particularly described, to wit:

> Certain condominium apartments in Davidson County, Tennessee, being Unit Nos. 501, 503, 505, 524, 525, 528, 529, 531, 533, and 539 on the plan of condominium site of Steeplechase Condominiums, of record in Book 6816, page 483, and as amended in Book 7390, page 1, Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.
>
> Being part of the same property conveyed to Steeplechase, Ltd., a Tennessee Joint Venture, by deed from Brandon Properties, Inc., of record in Book 6799, page 680, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as Unit Nos. 501, 503, 505, 524, 525, 528, 529, 531, 533, and 539 on the plan of condominium site of Steeplechase Condominiums, Davidson County, Tennessee.

**TO HAVE AND TO HOLD** the aforesaid real estate, together with all improvements thereon, unto FIRST TENNESSEE BANK NATIONAL ASSOCIATION, its/their successors and assigns, said property in fee simple forever, and in bar of all right or equity of redemption.

And the party of the first part, as Substitute Trustee, does hereby transfer, assign, and setover unto FIRST TENNESSEE BANK NATIONAL ASSOCIATION, all of the covenants and warranties contained in the aforesaid Deed of Trust, and does hereby warrant the title as fully as he is authorized to do so as Trustee, but not further or otherwise. This conveyance is specifically made subject to the Master Deed and By-Laws of

record in Book 6816, page 483 as amended in Book 7390, page 1, Register's Office for Daivdson County, Tennessee and real estate taxes.

**WITNESS** my hand on this 20th day of July, 1990.

Douglas A. Brace, Substitute Trustee

**STATE OF TENNESSEE** ]
]
**COUNTY OF DAVIDSON** ]

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Douglas A. Brace, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath acknowledged that he executed the foregoing instrument for the purpose therein contained.

**WITNESS** my hand and seal, this 20th day of July, 1990.

Mary Ann Selley
NOTARY PUBLIC

My commission expires: 3-26-94

**STATE OF TENNESSEE** ]
]
**COUNTY OF DAVIDSON** ]

The actual consideration or value whichever is greater, for this transfer is $ 360,100.00.

Affiant

Subscribed and sworn to before me, this the _____ day of July, 1990.

Mary Ann Selley
NOTARY PUBLIC

My commission expires: 3-26-94

43153

Jul 20 3 36 PM '90

342 2720 2701 03CHECK 1198-33



**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 8157 PAGE 603

| | | |
|---|---|---|
| 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 360100.00 |
| | | | | CON TX 1188.33 |
| | | | | PRFEE 1.00 |
| | | | | MDEED 9.00 |
| | | | | TOTAL 1198.33 |
| | | | | CHECK 1198.33 |

07/20/90 01 15:36 0001 2142

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43155

JUL 20 3 36 PM '90

No. 338960