TENNESSEE FHA

NAME: Kathy D. Crutcher
S&K#: 90-0461
LOAN#: 503817
FHA#: 483-1532501 251

THIS INSTRUMENT PREPARED BY AND RETURN TO
LAW OFFICES OF SHAPIRO & KIRSCH
P O BOX 241155
MEMPHIS, TN 38124 1155

SUBSTITUTE TRUSTEE'S DEED

BOOK 8168 PAGE 995

WHEREAS, by Deed of Trust dated January 27, 1989, recorded in Book 7763, Page 44, in the Register's Office of Davidson County, Tennessee, Kathy D. Crutcher and husband, Kevin Crutcher, conveyed to D. Anderson Ferrell, Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by Instrument of record in Book 8111, Page 848, in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of sale Deed of Trust by which advertisement the sale was appointed to be held on Wednesday, July 25, 1990, at the Davidson County Courthouse in Nashville, Tennessee, at 10:00 a.m.; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to Gulf States Mortgage Company, Inc., whose address is P.O. Box 2315, Columbus, GA 31993, at and for the sum of $63,548.55, that being the highest and best bid offered; and,

WHEREAS, the purchaser, being the holder of the indebtedness has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Gulf States Mortgage Company, Inc., the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joe M. Kirsch, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Gulf States Mortgage Company, Inc., its successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Described land situated in City of Nashville, County of Davidson, and State of Tennessee, to wit: Land in Davidson County, Tennessee, being Lot No. 30 on the plan of Hickory View, Section 1, of record in Book 5210, page 221, Register's Office for said County.

Said Lot No. 30 fronts 69.19 feet on the westerly margin of Eulala Drive and extends back 158.24 feet on the northerly line and 168.00 feet on the southerly line to a broken line in the rear, measuring 86.0 feet thereon.

47357

IDENTIFICATION REFERENCE

Aug 6 11 59 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

7459 08/06 0101 03CHECK 216.55

The grantor received title to the above-captioned real estate by Deed of Trust of record in Book 7763, Page 44, Register's Office of Davidson County, Tennessee.

The last warranty deed of record is Warranty Deed, Book 7763, Page 41, Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, easements and restrictions.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Gulf States Mortgage Company, Inc., its successors and assigns, in fee simple forever, to whom the said Joe M. Kirsch, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Joe M. Kirsch, Substitute Trustee, has hereunto set his hand and seal on Wednesday, July 25, 1990.

Joe M. Kirsch, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On Wednesday, July 25, 1990, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Joe M. Kirsch, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at Office the day and year above written.

Notary Public

SHANNON NAUGHER NOTARY PUBLIC SHELBY COUNTY, TN EXP. DEC. 6, 1993

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $63,548.55 which amount is equal to or greater that the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me on Wednesday, July 25, 1990.

Notary Public

SHANNON NAUGHER NOTARY PUBLIC SHELBY COUNTY, TN EXP. DEC. 6, 1993

PROPERTY ADDRESS: 5437 Eulala Drive, Nashville, TN 37211

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Gulf States Mortgage Company, Inc.
P.O. Box 2315
Columbus, GA 31993

S & K # 90-0461

162-9-81

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8168 PAGE 997

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 63548.55
CON TX 209.55
PRFEE 1.00
MDEED 6.00
TOTAL 216.55
CHECK 216.55

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/06/90 01 12101 0001 7459

47357

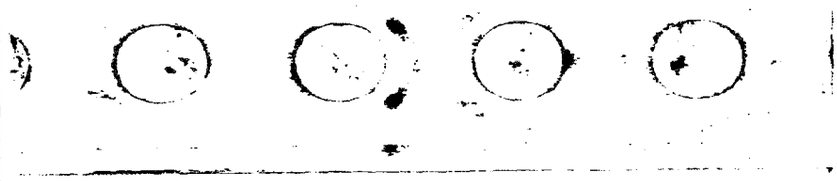
IDENTIFICATION REFERENCE

Aug 6 11 59 AM '90

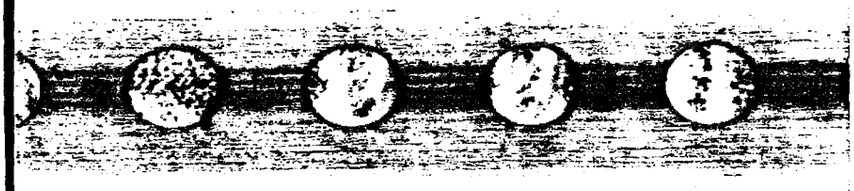
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 343924







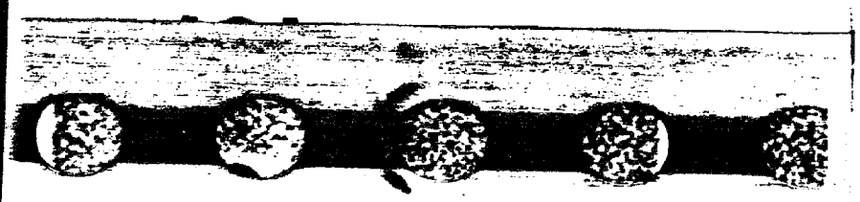


8.6.90

VOID

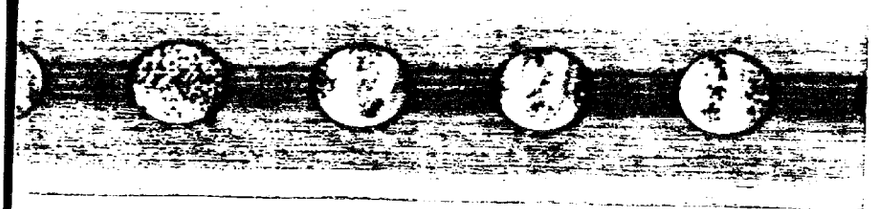
BOOK 8168 PAGE 998

BOOK 8168 PAGE 999









8.6.90

VOID

BOOK 8168 PAGE 998

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