BOOK 8187 PAGE 133

This Instrument Prepared By:
George E. Mudter, Jr., Attorney
25th Floor, Nashville City Center
511 Union Street
Nashville, TN 37219

Send Tax Bills to New Owner(s):
Federal National Mortgage Association
950 E. Paces Ferry Road
Atlanta, GA 30326-1161

Map 141-12D
Parcel 101

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in that certain Deed of Trust, dated May 18, 1988, to D. J. Atkins and Harold I. Brooks, Trustee, executed by Connie Sue Gibson, as same appears of record in Book 7548, page 968, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed D. J. Atkins and Harold I. Brooks, as Trustee under said Deed of Trust and has nominated and appointed Marilyn Jean Patterson as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 8161, page 775, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said Marilyn Jean Patterson, Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and she is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record a newspaper published in Davidson County, Tennessee, the first insertion appearing August 2, 1990, and subsequent insertions appearing on August 9, 1990, and August 16, 1990, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on August 29, 1990, at 11:00 o'clock A.M., being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Sovran Mortgage Corporation at and for the sum of One Hundred Nineteen Thousand Eight Hundred Forty Eight and 38/100 ($119,848.38) DOLLARS, which was the highest and best bid in connection therewith; 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 sale, the balance being applied upon said indebtedness for which the property was sold; and

WHEREAS, the holder of said indebtedness has assigned its interest in said property to FEDERAL NATIONAL MORTGAGE ASSOCIATION and has instructed the undersigned as Substitute Trustee to convey said property to FEDERAL NATIONAL MORTGAGE CORPORATION, its successors and assigns.

NOW, THEREFORE, in consideration of the premises and the payment of One Dollar ($1.00) cash in hand paid, receipt of which is hereby acknowledged, the undersigned, Marilyn Jean Patterson, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said FEDERAL NATIONAL MORTGAGE ASSOCIATION, its successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson, and State of Tennessee, to-wit:

> Being Lot No. 101 (and driveway serving said Lot) on the Plan of Morton Mill Estates, a Planned Unit Development, of record in Book 6900, page 652, Register's Office for said County, to which plan reference is hereby made for a complete legal description thereof.
>
> Being the same property conveyed to Connie Sue Gibson, by deed from Morton Mill, a Tennessee joint venture, of record in Book 7548, page 965, Register's Office for Davidson County, Tennessee.

This is improved property known as 101 Morton Mill Circle, Nashville, TN 37221.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto FEDERAL NATIONAL MORTGAGE ASSOCIATION, its successors and assigns, in fee simple forever, to whom the said Marilyn Jean Patterson, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under her, as such Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, Marilyn Jean Patterson, as Substitute Trustee, has executed this instrument on the 30th day of August, 1990.

Marilyn Jean Patterson
MARILYN JEAN PATTERSON
SUBSTITUTE TRUSTEE

54191

AUG 31 3 50 PM '90

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Marilyn Jean Patterson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 30th day of August, 1990.

Karlene Ward
NOTARY PUBLIC

My commission expires: January 23, 1993

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $119,848.38.

Marilyn Jane Patterson
Affiant

Sworn to and subscribed before me,
this 30th day of August, 1990.

Notary Public

My commission expires: January 23, 1993

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9.00

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