Box 12



This Instrument Prepared by:
Elizabeth M. Wilson
Metropolitan Federal Savings
and Loan Association
230 Fourth Avenue, North
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $53,239.72.

Elizabeth M. Wilson
Affiant

Subscribed and sworn to before me, this 19th day of October, 1990.

Karen C. Rogers
Notary Public

My Commission Expires: 4-20-94

Address New Owners As Follows: Send Tax Bills To: Map-Parcel Nos.
Metropolitan Federal Savings and Loan Association
230 Fourth Avenue, North
Nashville, Tennessee 37219

Same

104-6-F-33 CO
21W-13128

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 19th day of October, 1990, by and between Union Financial Corporation, SUBSTITUTE TRUSTEE, FIRST PARTY, and Metropolitan Federal Savings and Loan Association, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust dated August 20, 1987, of record in Book 7331, page 945, Register's Office for Davidson County, Tennessee, John R. Voigt, Trustee, with full power to sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary, conveyed to Glenn L. Lawrence, Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Seventy-One Thousand Six Hundred and no/100 ($71,600.00) Dollars, payable to the order of Metropolitan Federal Savings and Loan Association; and

WHEREAS, Glenn L. Lawrence, Trustee was unable to act as Trustee under said deed of trust and Union Financial Corporation was appointed Substitute Trustee by the owner and holder of said note. Said appointment is of record in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in the Nashville Record on September 27, October 4 and 11, 1990; and

WHEREAS, the First Party appeared and caused the said property to be sold in the lobby of the Courthouse in Davidson County, Tennessee, on October 18, 1990; and

WHEREAS, Second Party being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Fifty-Three Thousand Two Hundred Thirty-Nine and 72/100 ($53,239.72) Dollars, and said sum of said bid having been paid or credited, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

> A certain condominium apartment in Davidson County, Tennessee, being Unit E-5, on the Plan for Longview Condominiums of record in Book 6200, page 95, as amended in Book 6200, page 101, Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.
>
> Being the same property conveyed to John Voigt, Trustee, with full power to sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary by deed from M. Michael Nixon, unmarried, of record in Book 7331, page 941, Register's Office for Davidson County, Tennessee. By quitclaim deed of record in Book 8025, page 481, said Register's Office, John R. Voigt, Trustee, conveyed his interest in subject property to J. Larry Williams.
>
> This property is located at Unit E-5 Longview Condominiums, Long Boulevard, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of

equity of redemption, homestead, dower, and all other exemptions of every kind.

AND, Union Financial Corporation, Substitute Trustee, does further covenant and bind its successors and assigns to warrant and defend the title to said land only as to such title coming by through or under it to the said Second Party, its successors and assigns and not otherwise.

IN WITNESS WHEREOF, the First Party has hereunto set its signature this the day and date above written.

UNION FINANCIAL CORPORATION
a Tennessee Corporation
Substitute Trustee

By: Elizabeth M. Wilson
Elizabeth M. Wilson
Assistant Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Elizabeth M. Wilson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be the Assistant Secretary of the Union Financial Corporation, the within named bargainor, a corporation, and that she as such Assistant Secretary, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by herself as Assistant Secretary.

Witness my hand and seal at office in Nashville, Tennessee, this 14th day of October, 1990.

Karen C. Rogers
Notary Public

My Commission Expires:
9-28-91

KAREN C. ROGERS NOTARY PUBLIC STATE OF TENNESSEE

66218

IDENTIF. REFERENCE

Oct 19 2 49 PM '90

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.

1711 10/19 0101 03CHECK 185.56

**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 8220 PAGE 728

| | | |
|---|---|---|
| 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 53239.72
CON TX 175.56
PRFEE 1.00
WDEED 9.00
TOTAL 185.56
CHECK 185.56

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/19/90 01 14:50 0001 1711

66218

IDENTIF. REFERENCE

OCT 19 2 49 PM '90

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 365892