I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

New Owner - Send Tax Bills:
CITICORP MORTGAGE, INC.
POST OFFICE BOX 790014
ST. LOUIS, MO, 63179-0014

22

Map/Parcel 127 200

SUBSTITUTE TRUSTEE'S DEED

BOOK 8273 PAGE 412

WHEREAS, on the Twenty-fifth day of April, 1988, WESLEY D. TURNER, was named Trustee in a Deed of Trust of even date executed by JERRY C. DOWNS AND WIFE, SHERRY B. DOWNS, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 179,550.00, principal and interest at 7.250% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7527, Page 609, in the Register's Office for DAVIDSON County, Tennessee; and

WHEREAS, I. DYKE TATUM, was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 8080, Page 861, in the Register's Office for DAVIDSON County, Tennessee; I, I. DYKE TATUM, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: December 13, 1990 / December 20, 1990 / December 27, 1990, in THE NASHVILLE RECORD, a newspaper published in DAVIDSON County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on Thursday, January 10, 1991, at 11:00 A.M., at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE, I, as said 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 hereinabove mentioned equities as provided in said Deed of Trust, at which time CITICORP MORTGAGE, INC., POST OFFICE BOX 790014, ST. LOUIS, MO, submitted the highest and best bid in the amount of $118,615.00 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to CITICORP MORTGAGE, INC., its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 10 ON THE PLAN OF SADDLE RIDGE SECTION ONE, OF RECORD IN BOOK 5800, PAGE 4, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 10, WHICH IS A CORNER LOT, FRONTS 197.80 FEET ON THE NORTHEASTERLY MARGIN OF ASLAN COURT AND FRONTS 112.39 FEET ON THE SOUTHEASTERLY MARGIN OF SADDLE RIDGE TRACE, SAID FRONTAGES BEING JOINED BY A CURVE HAVING A LENGTH OF 34.93 FEET, AND EXTENDS BACK 265.40 FEET ON THE NORTHERLY LINE AND 264.76 FEET ON THE SOUTHEASTERLY LINE TO A POINT OF INTERSECTION.

BEING THE SAME PROPERTY CONVEYED TO JERRY C. DOWNS AND WIFE, SHERRY B. DOWNS BY DEED FROM JOHN P. LUCAS AND WIFE, FRANCES LUCAS AND MARGARET HUFF, BANKRUPTCY TRUSTEE, OF RECORD IN BOOK 7527, PAGE 606, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to CITICORP MORTGAGE, INC., all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Wi[illegible] my [illegible] official seal at [illegible]ILLE, [illegible]
day of January, 1991.

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

BOOK 8273 PAGE 413

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. DYKE TATUM, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at NASHVILLE, Tennessee, this Tenth day of January, 1991.

Notary Public

My Commission Expires: 7/23/94.

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $118,615.00.

Affiant

Subscribed and sworn to before me, this Tenth day of January, 1991.

Notary Public

My Commission Expires: 7/23/94.

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

85103

IDENTIF. REFERENCE

JAN 10 11 45 AM '91

DAVIDSON COUNTY TN.

4364 01/10 0101 03CHECK 398.38

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

RECEIVED OF _____

FOR _____

BOOK 8273 PAGE 414

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 118615.00
CON TX 391.38
PRFEE 1.00
WDEED 6.00
TOTAL 398.38
CHECK 398.38

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01/10/91 01 11:44 0001 4364

85103

IDENTIF. TREFERENCE

JAN 10 11 45 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 388247