90-2679-FI (0001) STD

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

NO MORTGAGE
New Owner - Send Tax Bills:
FIRST INVESTMENT COMPANY
POST OFFICE BOX 749
COLUMBUS, OH, 43216-0749

22

Map/Parcel 44-15 343 SUBSTITUTE TRUSTEE'S DEED BOOK 8277 PAGE 455

WHEREAS, on the Fifteenth day of November, 1985, ELEANOR T. MEAD, was named Trustee in a Deed of Trust of even date executed by FRANK E. BROWN AND WIFE, NELL C. BROWN, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 47,000.00, principal and interest at 11.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 6710, Page 980, 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 7707, Page 815, 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 20, 1990 / December 27, 1990 / January 3, 1991, 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 17, 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 FIRST INVESTMENT COMPANY, POST OFFICE BOX 749, COLUMBUS, OH, submitted the highest and best bid in the amount of $47,341.00 .

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

PROPERTY IN THE CITY OF OLD HICKORY, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 51, ON THE PLAN OF SECTION B, VILLAGE OF OLD HICKORY, OF RECORD IN BOOK 1424, PAGES 67 AND 68, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 51 FRONTS 54.7 FEET ON THE EASTERLY MARGIN OF CLARKE STREET AND RUNS BACK ON LINES MEASURING 88.8 FEET ON THE NORTHERLY SIDE MARGIN AND 88.6 FEET ON THE SOUTHERLY SIDE MARGIN TO A DEAD LINE IN THE REAR MEASURING 54.7 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO FRANK E. BROWN AND WIFE, NELL C. BROWN BY DEED FROM HARRY L. DEVAR AND WIFE, ALMA F. DEVAR OF RECORD IN BOOK 6710, PAGE 976, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to FIRST INVESTMENT COMPANY, 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.

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

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

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 Seventeenth day of January, 1991.

Mary Lee McInnis
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 $47,341.00.

Affiant

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

Mary Lee McInnis
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

IDENTIF. REFERENCE

86866

JAN 17 11 10 AM '91
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.

5387 01/17 2101 03CHECK 153.00

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8277 PAGE 457

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 47341.00
CON TX 156.09
PRFEE 1.00
WDEED 6.00
TOTAL 163.09
CHECK 163.09

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01/17/91 01 11:09 0001 6389

86866

IDENTIF. REFERENCE

JAN 17 11 10 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 390243