Tennessee FHA

George Montoya, et ux
Benefact #J-31008
FHA #483-15282630-703

44-15
Par 7 Is

SUBSTITUTE TRUSTEE'S DEED BOOK 8325 PAGE 843

WHEREAS, by Deed of Trust dated January 27, 1989, and recorded in Book 7762, Page 30, in the Register's Office of Davidson County, Tennessee, George E. Montoya and wife, Sandra K. Montoya, conveyed to Saturn & Mazer, Attorneys Trustee(s), 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 8132, Page 833 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 said Deed of Trust by which advertisement the sale was appointed to be held on the 18th day of July, 1990, at the main south door of the Courthouse, of Davidson County, Tennessee; 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 TransOhio Savings Bank, a corporation, whose address is P.O. Box 93749, Cleveland, Ohio 44101 at and for the sum of Fifty-nine Thousand Three Hundred Fifteen and 53/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said TransOhio Savings Bank has assigned its interests in the said property to The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns; 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 TransOhio Savings Bank of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Old Hickory, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee being Lot No. 114 on the Plan of Village of Old Hickory, Section "D", of record in Book 1424, Page 65, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

George E. Montoya and wife, Sandra K. Montoya obtained title to the above-captioned real estate by Deed of Record in Book 7762, Page 27, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

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 The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Arnold M. Weiss, 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.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	6.00
Publication Expense	261.00
Attorney's Fees and Trustee's Fees	500.00
Credit on Note	58,548.53
	$59,315.53

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 18th day of July, 1990.

Arnold M. Weiss, Substitute Trustee

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 18th day of July, 1990, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss, 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.

Alice K. Betsa

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES MAY 16, 1991

NO TAX

PROPERTY ADDRESS
808 Fryan Street
Old Hickory, Tennessee 37138

PROPERTY OWNER AND
AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal Housing Administration
251 Cumberland Bend Drive
Suite 200
Nashville, TN 37228-1803

ATTN: Property Disposition Division

2801 04/09 0101 03CHECK 6.00

THIS INSTRUMENT PREPARED BY:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103-1991

Mail To:

IDENTIF. TREFERENCE

049311

APR 8 9 22 AM '91

FELIX A. LIEBERMAN
DAVIDSON COUNTY TN.