91 ( )

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
P.O. BOX 749
COLUMBUS, OH, 43216

Map & Parcel
61-16-217

BOOK 8384 PAGE 813

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twenty-fifth day of November, 1987, LEHMAN LAND TITLE, INC., was named Trustee in a Deed of Trust of even date executed by KEVIN R. WINFREY AND WIFE, RITA A. WINFREY, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $67,450.00, principal and interest at 10.500 % per annum on the unpaid balance, said Deed of Trust being recorded in Book 7415, Page 910, 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 8358, Page 445, 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: May 30, 1991 / June 6, 1991 / June 13, 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, June 27, 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, P.O. BOX 749, COLUMBUS, OH, submitted the highest and best bid in the amount of $ 55,322.00 .

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:

A CERTAIN LOT OR PARCEL OF LAND SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEING THE SOUTHERLY PARTS OF LOTS NO. 56 AND 58, AND THE SOUTHERLY TRIANGULAR PART OF LOT NO. 60 ON THE MAP OF KENNEDY AND GRAVES SUBDIVISION OF BLOCK "C" AND "D" OF MONTE VISTA PLAN OF LOTS, AS OF RECORD IN BOOK 843, PAGE 14, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE EAST LINE OF LOT NO. 60 OF SAID PLAN, 4 FEET NORTHEASTERLY FROM THE SOUTHERLY CORNER OF LOT NO. 60, IN THE WEST LINE OF A 25 FOOT STRIP SHOWN ON THE PLAN OF COUNTRY CLUB ESTATES, OF RECORD IN BOOK 843, PAGE 95, SAID REGISTER'S OFFICE, WHICH SAID STRIP IS MARKED ON SAID PLAN "25 FOOT STRIP RESERVED FOR 1/2 OF A STREET", AND WHICH STREET WOULD BE KNOWN AS MURRAY PLACE IF FINALLY DEDICATED; THENCE ALONG THE WESTERLY LINE OF SAID 25 FOOT STRIP AND ALONG THE EASTERLY LINE OF LOTS NO. 58 AND 60 OF SAID KENNEDY AND GRAVES PLAN ABOVE MENTIONED, SOUTHWESTERLY 124 FEET TO THE CORNER OF LOT NO. 58; THENCE WITH THE SOUTHERLY LINE OF LOTS NO. 56 AND 58, NORTHWESTERLY 158.1 FEET TO THE CORNER OF LOTS NO. 54 AND 56; THENCE WITH THE LINE BETWEEN SAID LOTS NORTHWESTERLY 106 FEET TO A POINT; THENCE EASTERLY 230.2 FEET, MORE OR LESS, TO THE WESTERLY MARGIN OF SAID 25 FOOT STRIP, THE POINT OF BEGINNING. BEING THE SAME PROPERTY CONVEYED TO KEVIN R. WINFREY AND WIFE, RITA A. WINFREY BY DEED FROM JOE L. WALL OF RECORD IN BOOK 6162, PAGE 71, 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

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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 Twenty-seventh day of June, 1991.

BOOK 8384 PAGE 814

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 Twenty-seventh day of June, 1991.

Sandra C. Vaughan
Notary Public

My Commission Expires: 5-22-93.

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $ 55,322.00.

Affiant

Subscribed and sworn to before me, this Twenty-seventh day of June, 1991.

Sandra C. Vaughan
Notary Public

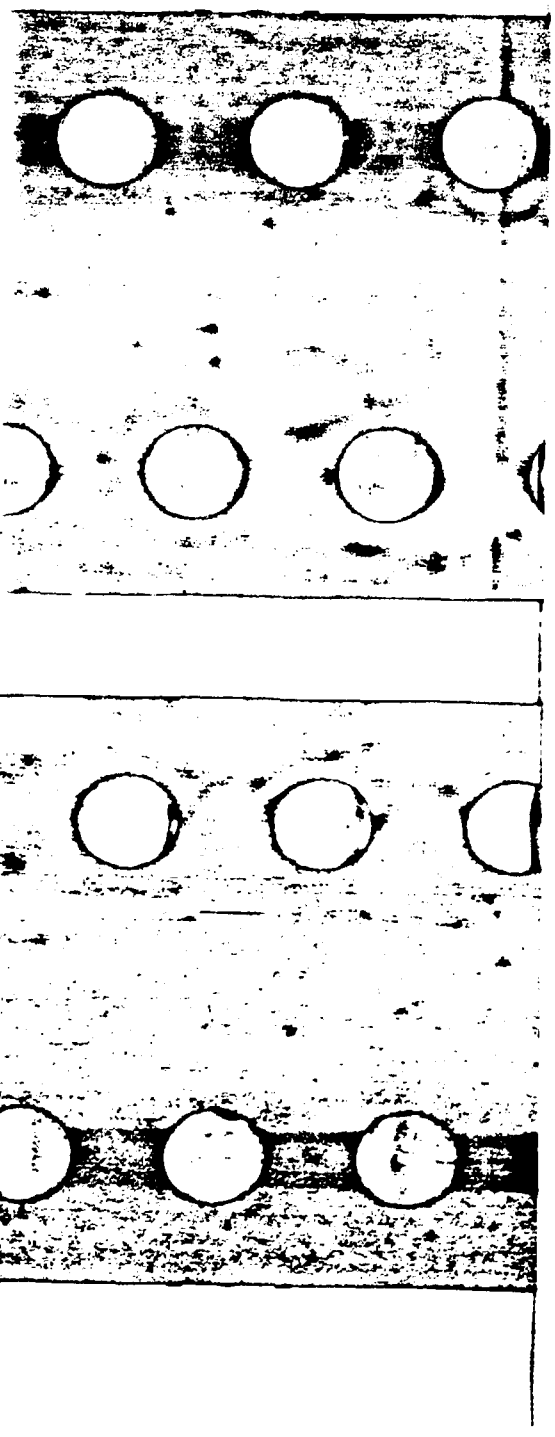
My Commission Expires: 5-22-93.

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

262332

JUN 27 12 36 PM '91

8464 06/27 0101 03CHECK 189.49



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8384 PAGE 815

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 55322.00
CON TX 182.49
PRFEE 1.00
WDEED 6.00
TOTAL 189.49
CHECK 189.49

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
06/27/91 01 12:38 0001 8464

26232

IDENTIFICATION REFERENCE

JUN 27 12 36 PM '91

No. 435456