91-3641-CI (0043) 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:
CTX MORTGAGE COMPANY
P.O. BOX 19000
DALLAS, TX, 75210-9000

22

Map & Parcel
149-2-B-55

SUBSTITUTE TRUSTEE'S DEED BOOK 8464 PAGE 630

WHEREAS, on the Sixth day of November, 1985, JESS HAY, was named Trustee in a Deed of Trust of even date executed by TIMOTHY R. HIXSON AND WIFE, LESLIE M. HIXSON, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $73,450.00, principal and interest at 11.750 % per annum on the unpaid balance, said Deed of Trust being recorded in Book 6710, Page 70, and rerecorded on January 7, 1986 in Book 6757, Page 329, 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 8437, Page 243, 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: September 12, 1991 / September 19, 1991 / September 26, 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 Wednesday, October 16, 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 CTX MORTGAGE COMPANY, P.O. BOX 19000, DALLAS, TX, submitted the highest and best bid in the amount of $ 88,079.24 .

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 140 PLAN OF PICCADILLY SQUARE, PHASE II, AS OF RECORD IN BOOK 6250, PAGE 92, 93, AND 94, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO EDDIE L. LYTLE AND JEAN NELSON LYTLE, JOINT TENANTS, BY DEED FROM TIMOTHY R. HIXSON, UNMARRIED OF RECORD IN BOOK 7795, PAGE 77, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND BEING FURTHER CONVEYED TO JEAN NELSON LYTLE, BY QUITCLAIM DEED FROM EDDIE L. LYTLE, UNMARRIED OF RECORD IN BOOK 8019, PAGE 1, SAID REGISTER'S OFFICE.

I, I. DYKE TATUM, Substitute Trustee, convey to CTX MORTGAGE 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 Sixteenth day of October, 1991.

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

BOOK 8464 PAGE 631

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 Sixteenth day of October, 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 $ 88,079.24.

Affiant

Subscribed and sworn to before me, this Sixteenth day of October, 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

5457 1

Oct 16 11 25 AM '91

3161 10/16 0101 03CHECK 332.97

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

RECEIVED OF _____ BOOK 8464 PAGE 632

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 88079.24
				CON TX 325.97
				PRFEE 1.00
				MDEED 6.00
				TOTAL 332.97
				CHECK 332.97
10/16/91	01			11:27 0001 3161

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5457 I.

IDENTIFICATION REFERENCE

OCT 16 11 25 AM '91

No. 467927