91-3417-MI (0006) 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:
MUNDACA INVESTMENT CORPORATION
416 WILSON PIKE CIRCLE
BRENTWOOD, TN, 37027

Map/Parcel
42-8 115

Box 22

SUBSTITUTE TRUSTEE'S DEED

BOOK 8473 PAGE 516

WHEREAS, on the Seventh day of July, 1989, JOE M. KIRSCH OR FIRST FINANCIAL TITLE AGENCY OF TENNESSEE, was named Trustee in a Deed of Trust of even date executed by JOHN H. SULLIVAN, JR. AND ELIZABETH A. TOWLE, BOTH UNMARRIED PERSONS, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $58,335.00, principal and interest at 10.500 % per annum on the unpaid balance, said Deed of Trust being recorded in Book 7886, Page 42, and rerecorded on July 17, 1989 in Book 7890, Page 189, 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 * 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: October 3, 1991 / October 10, 1991 / October 17, 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. *Book 8450 Page 724

PURSUANT to said advertisement on Tuesday, October 29, 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 MUNDACA INVESTMENT CORPORATION, 416 WILSON PIKE CIRCLE, BRENTWOOD, TN, submitted the highest and best bid in the amount of $65,258.08.

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to MUNDACA INVESTMENT CORPORATION, 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. 51B, ZONE LOT DIVISION OF LOTS 1-10, 15-24, AND 51-60, HERITAGE PLACE, RECORDED IN PLAT BOOK 6250, PAGE 632, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JOHN H. SULLIVAN, JR. AND ELIZABETH A. TOWLE, UNMARRIED PERSONS BY DEED FROM JOHN J. BRANNON, UNMARRIED, OF RECORD IN BOOK 7886, PAGE 39, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to MUNDACA INVESTMENT CORPORATION, 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 Twenty-ninth day of October, 1991.

I. DYKE TATUM
Substitute Trustee

5.7.7.8 I'

FIRST TITLE REFERENCE

Oct 29 11 22 AM '91

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-ninth day of October, 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 $65,258.08.

Affiant

Subscribed and sworn to before me, this Twenty-ninth day of October, 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

672 10/29 1101 03CHECK 248.61

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

RECEIVED OF _____

FOR _____

BOOK 8473 PAGE 518

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 65258.08
CON TX 241.61
PRFEE 1.00
WDEED 6.00
TOTAL 248.61
CHECK 248.61

10/29/91 01 11:21 0001 6872

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.7.8 I.

IDENTIFICATION REFERENCE

Oct 29 11 22 AM '91

No. 471569