Tennessee FHA

MAF 72-7-272

David Shearon, et ux
FUMC # 214512
FHA # 483-0872717

BOOK 8487 PAGE 466

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 23, 1983, and recorded in Book 6026, page 345, in the Register's Office of Davidson County, Tennessee, David Shearon and wife, Patricia Ann Shearon, conveyed to Attorneys Title Company, Inc. 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 8430, page 501 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 16th day of October, 1991, 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 First Union Mortgage Corporation, a corporation, whose address is P. O. Box 18109, Raleigh, North Carolina 27619 at and for the sum of Thirty-six Thousand Nine Hundred Fifty-one and 30/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said First Union Mortgage Corporation 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 First Union Mortgage Corporation 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 Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 69 on the Plan of R.M. Dudley Subdivision, not of record, and described according to a survey by R.L. Montoya-Land Surveying, dated March 15, 1983, as follows:

Beginning at an iron pipe in the easterly margin of Riverside Drive as presently located, said point being 112 feet, more or less, north of the northerly margin of McGavock Pike; thence, continuing in a northerly direction with a curve to the right having a radius of 373.50 feet, a distance of 80.00 feet, the cord being North 4 deg. 46 min. 10 sec. West 79.85 feet to a point; thence, leaving the east margin of Riverside Drive along the north line of this lot South 89 deg. 02 min. 12 sec. East 169.81 feet to a point in the west margin of a 15 foot alley; thence, with said west margin with a curve to the left, radius=203.70 feet, a distance of 40.00 feet, the cord being South 3 deg. 56 min. 16 sec. East 39.96 feet; thence, leaving said alley along the south line of this lot and an existing fence South 77 deg. 28 min. 33 sec. West 169.93 feet to the point of beginning, containing 10,243 square feet, 0.24 acres, more or less.

David Shearon and wife, Patricia Ann Shearon obtained title to the above captioned real estate by Deed of Record in Book 8246, page 242, Register's Office for Davidson County, Tennessee.

6.26.82

IDENTIFICATION REFERENCE

Nov 18 10 33 AM '91

Subject to any unpaid taxes.

Proper notice of this sale has been given to the and this sale is subject to the redemption rights of the Internal Revenue Service.

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	234.90
Attorney's Fees and Trustee's Fees	500.00
Credit on Note	36,210.40
	$36,951.30

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 16th day of October, 1991.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

0146 11/18 0101 03CHECK 6.00

On this 16th day of October, 1991, 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.

NOTARY PUBLIC

My Commission Expires: My Commission Expires July 13, 1993

NO TAX

PROPERTY ADDRESS
2311 Riverside Drive
Nashville, Tennessee 37216

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

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

Mail To: