Tennessee FHA

Lois D. Little
LF #323246-9
FHA #483-1351284

BOOK 8532 PAGE 673

92-12-27

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 18, 1987, and recorded in Book 7242, Page 73, in the Register's Office of Davidson County, Tennessee, Lois D. Little, conveyed to Leader Enterprises, 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 8493, Page 319 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 7th day of January, 1992, 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 Leader Federal Bank for Savings, a corporation, whose address is P.O. Box 1860, Memphis, Tennessee 38101 at and for the sum of Thirty-one Thousand and no/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said Leader Federal Bank for Savings 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 Leader Federal Bank for Savings 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 Hermitage, County of Davidson, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 64-A, on the Zone Lot Division of Lot No. 64, on the Plan of Valley Grove Subdivision, Section 1, as shown on the plat of record in Plat Book 6050, Page 72, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Lois D. Little obtained title to the above-captioned real estate by Deed of Record in Book 7358, Page 130, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

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

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:

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|---|---|
| Recording Appointment of Substitute Trustee | 6.00 |
| Publication Expense | 234.90 |
| Attorney's Fees and Trustee's Fees | 500.00 |
| Credit on Note | 30,259.10 |
| | $31,000.00 |

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 7th day of January, 1992.

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 7th day of January, 1992, 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 March 28, 1995

NO TAX

PROPERTY ADDRESS
4237 Valley Grove Road
Hermitage, Tennessee 37076

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

ATTN: Property Disposition Division

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

PICK-UP

IDENTIFICATION REFERENCE

7.8.2.1.3

JAN 22 9 11 AM '92

DAVIDSON COUNTY, TN

3684 01/22 0101 01CASH

6.00