Box 7

This instrument prepared by:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

NEW OWNER

THOMAS M. PAIGE
1004 Gasserway Cr.
Brentwood, TN. 37027

SEND TAX BILLS TO

S A M E

92-5
222

BOOK 8537 PAGE 156

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 16th day of March, 19 89, R. W. HUNTER was named Trustee in a Deed of Trust of even date executed by CURLIE E. McGRUDER, Unmarried conveying to them as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 23,839.26, principal and interest at _____ per annum on the unpaid principal balance, said Deed of Trust being recorded in Book 7795, page 528, in the Register's Office of Davidson Tennessee; and

WHEREAS, I, ALAN D. MAZER was appointed Substitute Trustee by instrument dated November 18, 1991 and recorded on November 22, 1991 in the Register's Office of Davidson County Tennessee in Book 8492, page 730; and

WHEREAS, I, ALAN D. MAZER, 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: November 28, 1991, December 5, 1991, and December 12, 19 91, 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 December 23, 1991, at 12:00 Noon, at the front door of the Courthouse in 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 THOMAS M. PAIGE and wife, SARAH A. PAIGE submitted the highest and best bid in the amount of $ 30,000.00.

NOW THEREFORE, in consideration of the premises, I, ALAN D. MAZER, Substitute Trustee, do hereby sell, transfer and convey to THOMAS M. PAIGE and wife, SARAH A. PAIGE, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

BEING land in Davidson County, Tennessee, being Lot Nos. 7 and 8, of Block 28 on the Map of Fisk University Place, as of record in Book 421, pages 4 and 5, Register's Office for Davidson County, Tennessee.

SAID lot nos. 7 and 8 front together 50 feet on the easterly side of 32nd Avenue, North, formerly India Street, and run back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Curlie E. McGruder by deed in Book 3648, page 333, and Book 7316, page 650.

I, ALAN D. MAZER, Substitute Trustee, convey to THOMAS M. PAIGE and wife, SARAH A. PAIGE, 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 at Nashville, Tennessee, this 23rd day of December, 1991.

ALAN D. MAZER, Substitute Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 8537 PAGE 157

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALAN D. MAZER, 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 Nashville, Tennessee, this 23rd day of December, 19 91.

Janet S. Davis
NOTARY PUBLIC

My Commission Expires: 11-21-92

STATE OF TENNESSEE

COUNTY OF DAVIDSON

1991 DEC 27 0101 030HEM 118.00

The actual consideration or value, whichever is greater for this transfer is $ 30,000.00.

Affiant

Subscribed and sworn to before me, this the 23rd day of December, 19 91.

Janet S. Davis
Notary Public

My Commission Expires: 11-21-92

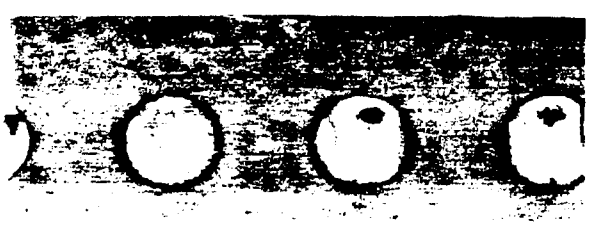
RETURN TO:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

79888

IDENTIFICATION REFERENCE

JAN 29 10 AM '92



OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

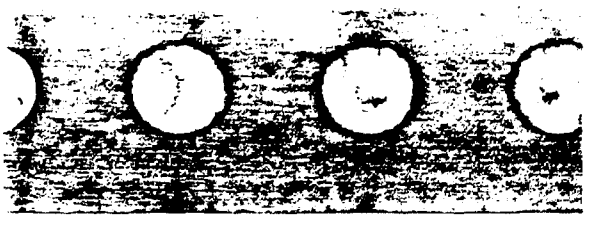
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

MAMT 30000.00
MOR TX 111.00
PRFEE 1.00
WDEED 6.00
TOTAL 118.00
CHECK 118.00

01/29/92 01 09:12 0001 0590



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



7.9888

IDENTIFICATION REFERENCE

JAN 29 9 10 AM '92

DAVIDSON COUNTY, TN

No. 496945