91-4042-SB (0021) 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:
NATIONSBANK OF TENNESSEE
P.O. BOX 121999
NASHVILLE, TN, 37212

BOOK 8571 PAGE 994

160-15-A25

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Second day of August, 1985, J. G. PALMER, was named Trustee in a Deed of Trust of even date executed by JEROME R. SIMPSON AND WIFE, BARBARA ANN SIMPSON, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $114,800.00, principal and interest at 10.375 % per annum on the unpaid balance, said Deed of Trust being recorded in Book 6624, Page 616, 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: February 20, 1992 / February 27, 1992 / March 5, 1992, 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 8549 page 984

PURSUANT to said advertisement on Wednesday, March 11, 1992, 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 COMMERCE UNION BANK, N/K/A/ NATIONSBANK OF TENNESSEE, P.O. BOX 121999, NASHVILLE, TN, submitted the highest and best bid in the amount of $ 99,000.00 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to COMMERCE UNION BANK, N/K/A/ NATIONSBANK OF TENNESSEE, 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 Unit No. 25 on the Plan of Hearthstone Manor, Phase II, a Planned Unit Development, of record in Book 6250, page 215, as amended in Book 6250, page 492, Register's Office for said County, to which plan reference is hereby made for a more complete and detailed description of said unit.

BEING the same property conveyed to Jerome R. Simpson and Barbara Ann Simpson by deed from Radnor Homes, Inc. of record in Book 6624, page 613, Register's Office for Davidson County, Tennessee.

I, I. DYKE TATUM, Substitute Trustee, convey to COMMERCE UNION BANK, N/K/A/ NATIONSBANK OF TENNESSEE, 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 Eleventh day of March, 1992.

I. DYKE TATUM
Substitute Trustee

91454

IDENTIFICATION REFERENCE

MAR 11 12 25 PM '92

DAVIDSON COUNTY, TN

373.30

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 Eleventh day of March, 1992.

Notary Public

My Commission Expires: 1-22-95.

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $ 99,000.00.

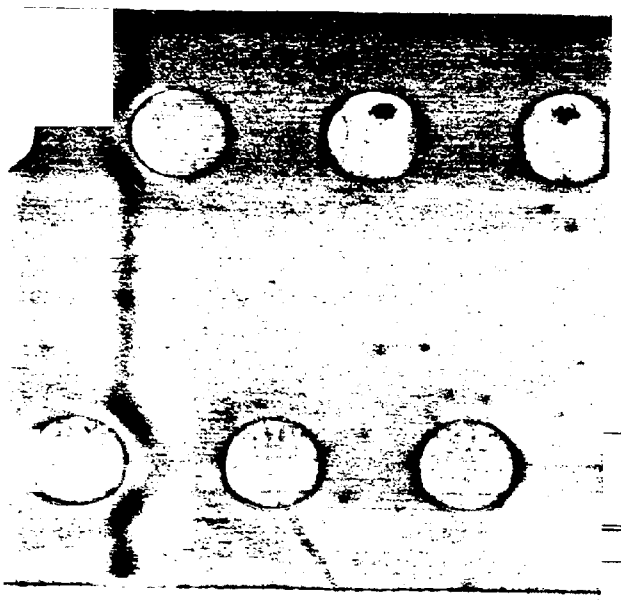
Affiant

Subscribed and sworn to before me, this Eleventh day of March, 1992.

Notary Public

My Commission Expires: 1-22-95.

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203



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

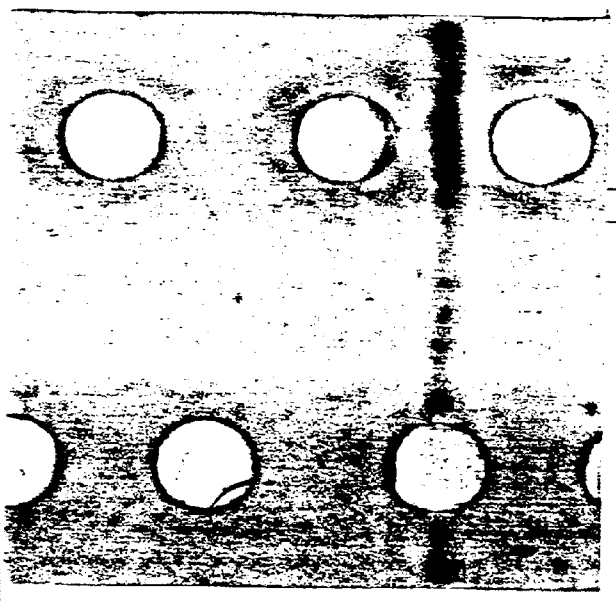
RECEIVED OF _____

FOR _____

BOOK 8571 PAGE 996

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	99000.00
CON TX	366.30
PRFEE	1.00
WDEED	6.00
TOTAL	373.30
CHECK	373.30

03/11/92 01 12:26 0001 5366

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

91454

IDENTIFI REFERENCE

MAR 11 12 26 PM '92

DAVIDSON COUNTY, TN

No. 509814