Tennessee FHA

James P. Walsh
WMC # 250307-7
FHA # 483-090702

BOOK 8598 PAGE 430

150-3-114

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 6, 1983, and recorded in Book 6096, page 967, in the Register's Office of Davidson County, Tennessee, Kevin T. McDonald And wife, Debra A. McDonald, conveyed to J. G. Palmer 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 8543, page 760 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 3rd day of March, 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 Wachovia Mortgage Company, a corporation, whose address is P. O. Box 3174, Winston-Salem, NC 27102 at and for the sum of Forty-seven Thousand and no/100 Dollars, that being the highest and best bid offered; and,

WHEREAS, the said Wachovia Mortgage Company 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 Wachovia Mortgage Company 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 Antioch, County of Davidson, State of Tennessee, to-wit:

Being Lot No. 27A on the Plan of Justin Towne, Section II, as of record in Book 5200, Page 459, and amended in Book 5200, Page 535 and 536, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the northerly right of way of Justin Towne Court, said point being the southeast corner of the westerly half of Lot No. 27; thence with the northerly right of way north 84 degrees 10 minutes 00 seconds West 26.10 feet to a point; thence leaving said right of way North 5 degrees 50 minutes 00 seconds East 200.92 feet to a point; thence South 83 degrees 43 minutes 54 seconds East 26.10 feet to a point; thence south 5 degrees 12 minutes 58 seconds West 88.90 feet; thence South 6 degrees 17 minutes 06 seconds West 47.83 feet to a point; thence south 6 degrees 21 minutes 13 seconds West 64 feet to the point of beginning and containing 5,339 square feet, more or less.

James P. Walsh and Peter Grace obtained title to the above captioned real estate by Deed of Record in Book 6304, page 408, Register's Office of Davidson County, Tennessee.

mail to:

This Instrument Prepared By
ARNOLD M. WEISS
Attorney At Law
208 Adams Ave.
MEMPHIS, TN 38103-1991

Subject to any unpaid taxes.

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	46,259.10
	$47,000.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has hereunto set his hand and seal this 3rd day of March, 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

9271 04/10 0101 03CHECK 6.00

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 3rd day of March, 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.

Andrea Middleton
NOTARY PUBLIC

My Commission Expires: My Commission Expires March 28, 1995

NO TAX

PROPERTY ADDRESS
3118 Justin Towne Court
Antioch, Tennessee 37013

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:

APR 10 9 03 AM 1992
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

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