Tennessee FHA

162-3-257/05DU 46165

Earl R. Perryman
T&N #4285423
FHA #483-1694378-203

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 30, 1990, and recorded in Book 8163, Page 228, in the Register's Office of Davidson County, Tennessee, Earl R. Perryman and wife, Diana S. Perryman, conveyed to Tommie Ferguson 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 8530, Page 575 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 June 9, 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 Troy & Nichols, Inc., a corporation, whose address is P.O. Box 4025, Monroe, Louisiana 71211 at and for the sum of Sixty-Nine Thousand and 00/100Dollars, that being the highest and best bid offered; and,

WHEREAS, the said Troy & Nichols, Inc. 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 Troy & Nichols, Inc. 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 Number 194 on the Plan of Haywood Hills, Section 2, of record in Plat Book 4660 at page 11, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Earl R. Perryman and Diana S. Perryman obtained title to the above referenced real estate by Deed of record in Book 8163, Page 225, Register's Office of Davidson County, Tennessee.

23619

IDENTIF. TREFERENCE

JUN 30 8 27 AM '92

DAVIDSON COUNTY TN.

PICK-UP

6096 06/30 0101 03CHECK 12.00

Subject to any unpaid taxes.

Proper notice of this sale has been given to the Internal Revene 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:

Recording Appointment of Substitute Trustee	6.00
Publication Expense	234.90
Attorney's Fees and Trustees Fees	500.00
Credit on Note	68,259.10
	$69,000.00

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, on June 9, 1992 has hereunto set his hand and seal.

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 June 9, 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 March 28, 1995

My Commission Expires:

NO TAX

PROPERTY ADDRESS
4142 Apache Trail
Antioch, Tennessee 37013

PROPERTY OWNER AND
AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Property Disposition Division
Federal Housing Administration
Suite 200
251 Cumberland Bend Drive
Nashville, TN 37228-1803

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

Mail to:

BOOK 8663 PAGE 741

LAW OFFICES OF
ARNOLD M. WEISS
208 ADAMS AVENUE
MEMPHIS, TENN. 38103-1991

ARNOLD M. WEISS

TELEPHONE: (901) 526-8296
TELECOPIER: (901) 526-3061

May 7, 1992

CERTIFIED MAIL - RETURN RECEIPT REQUESTED
District Director of the Internal Revenue Service
801 Broadway, MDP 148
Nashville, Tennessee 37203

ATTN: Chief, Special Procedures Staff

Re: Serial # 629144982
Earl R. Perryman, et ux
4141 Apache Trail
Antioch, TN 37013
T&N #4285423
FHA #483-1694378-203

COPY

Dear Sir:

We represent Troy & Nichols, Inc. the owner and holder of a first deed of trust covering the property municipally described in the above caption. A xerox copy of the instrument which, as you will notice, is of record in Book 8163, Page 228, Nashville, Davidson County Register's Office, is enclosed. The indebtedness secured by the deed of trust is in default and, accordingly, consistent with the terms and conditions of the instrument, the principal balance and interest due have been accelerated and the foreclosure sale is scheduled for Tuesday, June 9, 1992 at 10:00 a.m. at the main south door of the Courthouse, Nashville, Davidson County, Tennessee, at which time the property will be sold at the public outcry to the highest and best bidder for cash. The principal balance of our client's debt is $60,162.29, plus interest at the rate of 10.0% per annum from April, 1991 and the foreclosure fees and expenses incurred.

A xerox copy of your form 668 of record in Book 8281, Page 342, Register's Office of Davidson County, Tennessee, is enclosed.

Yours very truly,

ARNOLD M. WEISS

AMW:sk
cc: Troy & Nichols, Inc.
FHA

P 897 909 209

Certified Mail Receipt
No Insurance Coverage Provided
Do not use for International Mail
(See Reverse)

Sent to	
Street & No	
P.O., State & ZIP Code	Brentwood - TN 37027
Postage	$
Certified Fee	
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Address of Delivery	
TOTAL Postage & Fees	$
Postmark or Date	

PS Form **3800**, June 1990

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

SENDER:
- Complete items 1 and/or 2 for additional services.
- Complete items 3, and 4a & b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt Fee will provide you the signature of the person delivered to and the date of delivery.

I also wish to receive the following services (for an extra fee):

1. ☒ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:
Dist. Director of the I.R.S.
801 Broadway, MDP 148
Nashville, TN 37203
ATTN: Chief, Spec. Proc. Staff

4a. Article Number
P 897 909 209

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

5. Signature (Addressee)

6. Signature (Agent)

7. Date of Delivery
5-12-92

8. Addressee's Address (Only if requested and fee is paid)

PS Form **3811**, November 1990 * U.S. GPO: 1991—287-068 **DOMESTIC RETURN RECEIPT**

Tom-Perryman