THIS INSTRUMENT PREPARED BY AND RETURN TO
LAW OFFICES OF SHAPIRO & KIRSCH
P O BOX 241155
MEMPHIS, TN 38124 1155

BOOK 8668 PAGE 309

TENNESSEE FHA

NAME: The Estate of Charles Don Hurt
S&K#: 92-0379
LOAN#: 214751-3
FHA#: 483-1652008

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated February 28, 1990, recorded in Book 8056, Page 278 and re-recorded in Book 8061, Page 1 and re-recorded in Book 8599, Page 458, Register's Office of Davidson County, Tennessee, Charles Don Hurt and wife, Sharon Hurt, conveyed to Joshua Safeek, Trustee, 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 8579, page 436 and re-recorded in Book 8604, page 382, 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 sale Deed of Trust by which advertisement the sale was appointed to be held on **WEDNESDAY, JULY 1, 1992**, at the Davidson County Courthouse in Nashville, Tennessee, at 10:00 a.m.; 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 A Mortgage Company F/K/A America's Mortgage Company, whose address is P.O. Box 19488 Springfield, IL 62794-9488, at and for the sum of $95,679.64, that being the highest and best bid offered; 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 A Mortgage Company F/K/A America's Mortgage Company, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joe M. Kirsch, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said A Mortgage Company F/K/A America's Mortgage Company, its successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Goodlettsville, County of Davidson, State of Tennessee, to-wit:

Described land in Davidson County, Tennessee, Lot No. 24 on the plan of Emerald Cove, a planned unit development, the plat of which is recorded in Book 6900, page 629 thru 631, Register's Office for Davidson County, Tennessee.

This legal description is identical with that in Deed recorded in Book 8056, Page 278 and re-recorded in Book 8061, Page 1 and re-recorded in Book 8599, Page 458, Register's Office of Davidson County, Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record in Book 8056, Page 278 and re-recorded in Book 8061, Page 1 and re-recorded in Book 8599, Page 458,

Register's Office of Davidson County, Tennessee.

The last warranty deed of record is Warranty Deed, Book 8056, page 275, Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines, easements and any other matter of record.

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 A Mortgage Company F/K/A America's Mortgage Company, its successors and assigns, in fee simple forever, to whom the said Joe M. Kirsch, 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.

IN WITNESS WHEREOF, the said Joe M. Kirsch, Substitute Trustee, has hereunto set his hand and seal on July 1, 1992.

Joe M. Kirsch, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 1st day of July, 1992, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Joe M. Kirsch, 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.

My Commission Expires 2-13-96

Debbie J. Hearn
Notary Public

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $95,679.64 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me on the 1st day of July, 1992.

My Commission Expires 2-13-96

Debbie J. Hearn
Notary Public

PROPERTY ADDRESS: 114 Mavella Court, Goodlettsville, TN 37072

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
A Mortgage Company F/K/A America's Mortgage Company
P.O. Box 19488
Springfield, IL 62794-9488

S & K # 92-0379

Map & Parcel - 018-12-A-024

24925

IDENTIF. TREFERENCE

JUL 2 3 31 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

1.85 07/02 0101 03CHECK 353-09



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8668 PAGE 311

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 95679.64
CON TX 354.09
PRFEE 1.00
WDEED 8.00
TOTAL 363.09
CHECK 363.09

[illegible] 12 92 01 15:30 0001 2485

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 4 9 2 5

IDENTIF. REFERENCE

JUL 2 3 31 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 547266