92-7046-CH (0016) 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:
CHEMICAL MORTGAGE COMPANY
200 OLD WILSON BRIDGE RD.
WORTHINGTON, OH, 43085-8500

Map & Parcel
90-16-280

SUBSTITUTE TRUSTEE'S DEED

BOOK 8694 PAGE 840

WHEREAS, on the Tenth day of March, 1987, D. GENE MERRILL AND FREDERICK E. BROOKS, was named Trustee in a Deed of Trust of even date executed by TOBY D. SMITH AND WIFE, PATRICIA A. SMITH, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $72,150.00, principal and interest at 9.000 % per annum on the unpaid balance, said Deed of Trust being recorded in Book 7167, Page 945, 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 Book 8640, Page 668, 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: July 9, 1992 / July 16, 1992 / July 23, 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.

PURSUANT to said advertisement on Wednesday, August 5, 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 CHEMICAL MORTGAGE COMPANY, 200 OLD WILSON BRIDGE RD., WORTHINGTON, OH, submitted the highest and best bid in the amount of $ 84,096.46 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to CHEMICAL MORTGAGE COMPANY, 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 Lot No. 544, on the Plan of Charlotte Park, Section Eight, of record in Book 2900, page 45 and 46, Register's Office for said County.

SAID Lot No. 544, which is a corner lot, fronts 82.5 feet on the southerly margin of Thunderbird Drive and fronts 108.0 feet on the westerly margin of Thunderbird Court, said frontages being joined by a curve having a length of 36.9 feet, and extends back 146.3 feet on the westerly line and 107.0 feet on the southerly line to a point of intersection.

BEING the same property conveyed to Toby D. Smith and wife, Patricia A. Smith by deed of record in Book 7167, page 942, Register's Office for Davidson County, Tennessee.

I, I. DYKE TATUM, Substitute Trustee, convey to CHEMICAL MORTGAGE COMPANY, 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 Fifth day of August, 1992.

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

BOOK 8694 PAGE 841

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 Fifth day of August, 1992.

Notary Public

My Commission Expires: 5-22-93.

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $ 84,096.46.

Affiant

Subscribed and sworn to before me, this Fifth day of August, 1992.

Notary Public

My Commission Expires: 5-22-93.

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

34329

IDENTIF. TREFERENCE

AUG 5 12 48 PM '92

7887 08/05 0101 03CHECK 320.17

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8694 PAGE 842

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 84096.46
CON TX 311.17
PRFEE 1.00
WDEED 8.00
TOTAL 320.17
CHECK 320.17

08/05/92 01 12:49 0001 7887

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34329

IDENTIF. REFERENCE

AUG 5 12 48 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 557704