This instrument
Prepared by:

William P. Dougan
Attorney at Law
401 Davidson Road
Nashville, TN 37205

Map/Parcel No. 72-08-0/021.00
Field Book No. 15DZ-31705

THIS IS IMPROVED PROPERTY
AT:
1429-B McGavock Pike
Nashville, TN 37216

SEND TAX BILLS TO:

Associates National
Mortgage Corporation
250 E. John Carpenter Frwy.
Irving, TX 75062

Orig. Owner: Chapman, Jerry & Judy
Owner fclsd. on: Simpson, William J.

MTG. CO. ANMC # 088322-3
FHA# 483-1414180 703
STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $ 56.071.73 .

William P. Dougan
Affiant

Subscribed and sworn to before me, 9th day of September, 1992.

S. Scott Ward
Notary Public

My Commission Expires: 3-23-96

SUCCESSOR TRUSTEE'S DEED

Whereas, Jerry Chapman and wife Judy Chapman, executed a deed of trust on the 9th day of December, 1987, which was recorded in Book 7477, Page 652, Register's Office of Davidson County, conveying to Delta Title Company, Trustee, the hereinafter described property to secure payment to Associates National Mortgage Corporation, of a promissory note fully described in the deed of trust; and

Whereas, default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said deed of trust, all of said indebtedness has been declared due and collectible, and Associates National Mortgage Corporation, holder of said note, has demanded of the Successor Trustee, appointed by an instrument of record in Book 8689, Page 557, in the Register's Office for Davidson County, Tennessee, the foreclosure of said Deed of Trust for the purpose of paying said note, interest, and costs, as therein provided.

Whereas, William P. Dougan, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee, advertised the said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of payment of the said note, interest, and costs,

advertised the property for sale on August 31, 1992, at the front door of the Court House in Davidson County, Tennessee, at 12:00 Noon, at which time and place the said William P. Dougan, Substitute Trustee, announced that the sale would be postponed and rescheduled for sale on September 9, 1992, at the front door of the Court House in Davidson County, Tennessee, at 12:00 Noon.

Whereupon, on September 9, 1992, at 12:00 Noon local time, at the front door of the said Court House, William P. Dougan, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described, for cash in bar of the equities of redemption, dower, and homestead, as provided in said deed of trust; when Associates National Mortgage Corporation, being the highest and best bidder, became the purchaser at the price of $ 56,071.73 .

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, William P. Dougan, do hereby sell, transfer and convey as Substitute Trustee, unto the said Associates National Mortgage Corporation, its successors and assigns, in bar of the equities of redemption, dower, and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining, to-wit:

Land in Davidson County, Tennessee, being parts of Lot 85 and 86 on the Plan of R. M. Dudley's Subdivision of a 30 acre tract as recorded in Book 547, page 146, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point on the northerly margin of McGavock Pike at the corner of Lots 84 and 85, thence with the line between said two lots Northwest 223' +/- to an alley, thence with said alley northeast 100' +/- to a point in the boundary of said subdivision, thence with said subdivision boundary line Southeast 247' +/- to a point in the northerly margin of McGavock Pike; thence with the northerly margin of McGavock Pike Southwest 88' to the point of beginning.

BEING the same property conveyed to Jerry Chapman and wife Judy Chapman by Warranty Deed from Ronnie L. Roller unmarried, of record in Book 7425, page 342, said Register's office.

BEING the same property conveyed to William J. Simpson and wife Stephanie M. Simpson by Deed of Record in Book 8441, page 333, said Register's office.

TO HAVE AND TO HOLD the same unto the said Associates National Mortgage Corporation, its successors and assigns, forever.

William P. Dougan covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free and unencumbered as of its date; and he will forever warrant the same against the lawful claims of any and all persons holding by, through or under him, but these covenants and warranties are by him as Substitute Trustee and not otherwise; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments and tax liens.

IN WITNESS WHEREOF, William P. Dougan, Substitute Trustee, has hereunto set his hand on this 9th day of September, 1992.

William P. Dougan
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9th day of September, 19 92, before me personally appeared William P. Dougan, Substitute Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes herein contained.

IN WITNESS WHEREOF, I have hereunder set my hand and seal.

My Commission Expires:

3-23-96

J. Scott Ward
Notary Public

4457.1

IDENTIFICATION REFERENCE

SEP 9 4 21 PM '92

DAVIDSON COUNTY, TN

5289 09/09 0101 03CHECK 220.57

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8726 PAGE 328

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 56071.73
CON TX 207.57
PRFEE 1.00
WDEED 12.00
TOTAL 220.57
CHECK 220.57

09/09/92 01 16:21 0001 5289

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4457.1

IDENTIFICATION REFERENCE

SEP 9 4 21 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 568957