92-6055-CH (0001) TN17

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

22

Map & Parcel
90-12-339

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Sixth day of April, 1987, D. GENE MERRILL AND FREDERICK E. BROOKS, was named Trustee in a Deed of Trust of even date executed by EDDIE H. RATLIFF AND WIFE, LISA A. RATLIFF, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $62,250.00, principal and interest at 8.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7196, Page 93, 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 8707, Page 151, 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: September 17, 1992 / September 24, 1992 / October 1, 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 Friday, October 16, 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 $ 70,155.34 .

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. 22 ON THE PLAN OF CHARLOTTE PARK ANNEX OF RECORD IN BOOK 3700, PAGE 49, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 22 FRONTS 25 FEET ON THE SOUTHEASTERLY MARGIN OF ANNEX COURT AND EXTENDS BACK 126.4 FEET ON THE NORTHERLY LINE AND 220.2 FEET ON THE SOUTHWESTERLY LINE TO A BROKEN LINE IN THE REAR, MEASURING 235.33 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO LISA A. RATLIFF BY QUITCLAIM DEED FROM EDDIE H. RATLIFF OF RECORD IN BOOK 8245, PAGE 249, REGISTER'S OFFICE OF 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 Sixteenth day of October, 1992.

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE }
} ss.
COUNTY OF DAVIDSON }

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 Sixteenth day of October, 1992.

Sandra C Vaughan
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 $ 70,155.34.

Affiant

Subscribed and sworn to before me, this Sixteenth day of October, 1992.

Sandra C Vaughan
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

25603

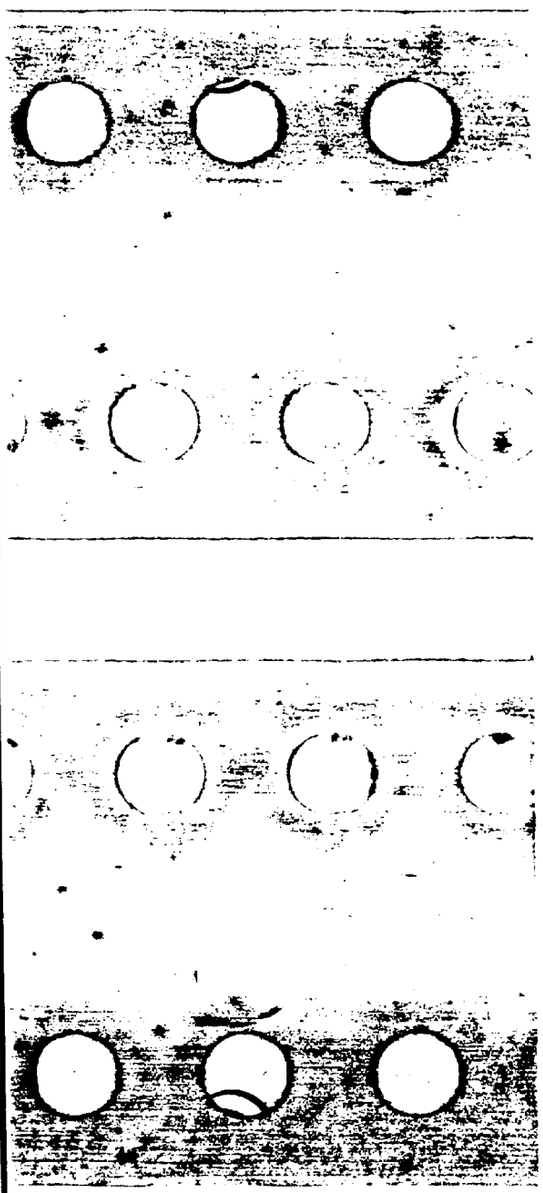
REFERENCE

3 DEC '92

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8759 PAGE 324

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 70155.34
				CON TX 259.74
				PRFEE 1.00
				WDEED 8.00
				TOTAL 268.74
				CHECK 268.74

10/16/92 01 12:34 0001 1578

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55603

RECEIPT REFERENCE

Oct 16 12 33 PM '92

DAVIDSON COUNTY, TN

No. 581063