BOOK 8759 PAGE 325

92-7075-GD (0009) 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:
GLENFED MORTGAGE CORP.
P. O. BOX 85366
SAN DIEGO, CA 92186-5366

22

Map & Parcel
147-6-133

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Second day of July, 1980, WAYNE R. TATE, was named Trustee in a Deed of Trust of even date executed by DON H. PUNCH, JR., conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $45,400.00, principal and interest at 11.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5620, Page 291, 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 8613, Page 547, 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 GLENFED MORTGAGE CORP., P. O. BOX 85366, SAN DIEGO, CA, submitted the highest and best bid in the amount of $ 49,428.05 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to GLENFED MORTGAGE CORP., 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. 672 ON THE PLAN OF CALDWELL HALL, SECTION V, AS OF RECORD IN BOOK 3106, PAGE 15, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO RENICK AND COMPANY BY DEED FROM RENICK AND COMPANY, INC. BY DEED OF RECORD IN BOOK 7976, PAGE 33, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THE LAND HEREIN ABOVE DESCRIBED IS CONVEYED SUBJECT TO THE RIGHTS OF THE UNITED STATES OF AMERICA TO REDEEM THE LAND AS PROVIDED FOR IN 26 U.S.C. 7425(d)(1).

I, I. DYKE TATUM, Substitute Trustee, convey to GLENFED MORTGAGE CORP., , 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

92-7075-GD (0010) TN17

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.

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 $49,428.05.

Affiant

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

5 5 6 0 4

REFERENCE

OCT 23 '92

[redacted]

92-7075-GD (0021) TN21

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Law Offices

TATUM & JONES

I. Dyke Tatum
J. Phillip Jones

Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

Tel (615) 321-5540
Fax (615) 321-5557

September 16, 1992

INTERNAL REVENUE SERVICE
SPECIAL PROCEDURES STAFF
P. O. BOX 1107
NASHVILLE, TN 37202

RE: Federal Tax Lien SERIAL NO.: 629166771, 629144945
ID [redacted]6-1738
RENICK AND COMPANY
4999 EDMONDSON PIKE, NASHVILLE, TN, 38211

Dear SIR:

This will notify the Internal Revenue Service that property affected by the Federal Tax Lien referred to above will be sold at public auction, to the highest bidder for cash, on October 16, 1992 at 11:00 A.M., at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE in DAVIDSON County, Tennessee. This property is more adequately described in attached Schedule A. Please find attached the following:

1. Copy of the Tax Lien
2. Copy of the Deed of Trust being foreclosed on
3. Copy of the Mortgage Title Policy
4. Copy of the Notice of Publication

The outstanding balance of the note secured by the mortgage to be foreclosed is $41,446.24. The holder of the mortgage will at the sale bid in the property at approximate $ 48,059.64, plus costs and fees of approximately $ 760.00. Approximately $ 5,560.00 of this figure is interest. However the lender reserves the right to bid less than the total debt in order to preserve a possible deficiency.

RECEIVED
INTERNAL REVENUE SERVICE
1992 SEP 17 AM 8
SPECIAL PROCEDURES STAFF

Very truly yours,

I. DYKE TATUM

Received by: J.V.

Date Received: 9/17/92

Enclosures

HAND DELIVERED

9/17/92 JVP

BOOK 8759 PAGE 328

Internal Revenue Service

District
Director

Department of the Treasury

801 Broadway MDP 148
Nashville, Tennessee 37203

SEP 23 RECD

Person to Contact:
Mae Caldwell
Telephone Number:
(615) 736-2338
Refer Reply to:
[redacted]-1738
Date:
September 21, 1992

I. DYKE TATUM

STE 200, ARENA PL, 2001 CHARLOTTE
NASHVILLE TN 37203

Re: Notice of Sale
Taxpayer: RENICK, WILLIAM L & GLENDA, JR.
Property Address: 4999 EDMONDSON PK
NASHVILLE, TN 38211

Dear Mr. Tatum:

We received your notice of non-judicial foreclosure concerning the property of the taxpayer identified above. The notice was filed on time and contains all of the required information.

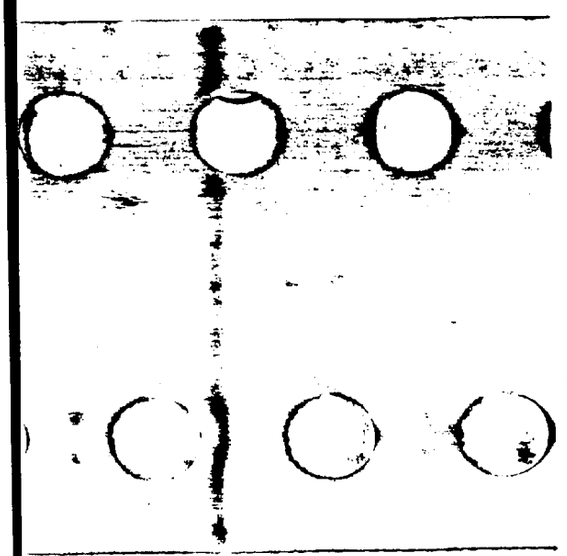
If the property is sold for more than the total of the liens that are senior to the Federal tax lien, the government is entitled to the surplus proceeds. Please send any surplus proceeds to the Internal Revenue Service, 801 Broadway MDP 149, Nashville, Tennesee 37202, ATTENTION Special Procedures Function.

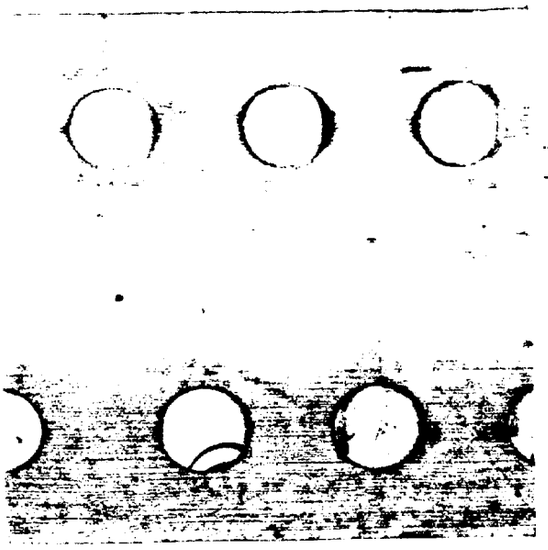
Thank you for your cooperation.

Sincerely,

Chief, Advisory Section
Special Procedures Branch

199.78 0101 03CHECK 0101 9/16





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8759 PAGE 329

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 49428.05
				MOR TX 182.78
				PRFEE 1.00
				WDEED 16.00
				TOTAL 199.78
				CHECK 199.78
10/16/92	01			12:34 0001 1579

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55604

IDENTIFICATION REFERENCE

OCT 16 12 33 PM '92

DAVIDSON COUNTY, TN

No. 581064