Tennessee

Johnnie Bond
ITT #74874525
FHA #483-1365464203

52-8-106

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 23, 1987, and recorded in Book 7317, Page 464 in the Register's Office of Davidson County, Tennessee, Johnnie Bond and wife, Bettye M. Bond, conveyed to Stephen R. Joselyn, Trustee(s), 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 7717, Page 919 in the Register's Office of said County; 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 said Deed of Trust by which advertisement the sale was appointed to be held on January 10, 1989, at the of the Courthouse of Davidson County, Tennessee; 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 sale The New York Guardian Mortgagee Corporation, By Michael H. Soroka as Receiver, By ITT Bowest Corporation as Attorney-in-Fact, a corporation whose address is 3301 North Torrey Pine Court, LaJolla, California 92037, being the highest and best bidder, became the purchaser of said property at and for the sum of Fifty-Four Thousand and 00/100 Dollars; 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 The New York Guardian Mortgagee Corporation, By Michael H. Soroka as Receiver, By ITT Bowest Corporation as Attorney-in-Fact of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said The New York Guardian Mortgagee Corporation, By Michael H. Soroka as Receiver, By ITT Bowest Corporation as Attorney-in-Fact, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Madison, County of Davidson, State of Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 182, Section Four, Sequoia Valley, as of record in Book 5200, Page 215, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Johnnie Bond and Bettye M. Bond obtained title to the above referenced real estate by Deed of record in Book 7317, Page 461, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto The New York Guardian Mortgagee Corporation, By Michael H. Soroka as Receiver, By ITT Bowest Corporation as Attorney-in-Fact, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, 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.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	8.00
Publication Expense	234.00
Attorney's Fees and Trustees Fees	500.00
Credit on Note	53,258.00
	$54,000.00

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on December 14, 1992 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On December 14, 1992 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss 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.

NOTARY PUBLIC

My Commission Expires: My Commission Expires March 28, 1995

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
1184-1186 Sioux Terrace,
Madison, Tennessee 37115

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

ITT Bowest Corporation
P.O. Box 85101
San Diego, CA 92186

Mortgagee: None

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

STATE OF TENNESSEE
COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 54000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF December 19

Notary Public

MY COMMISSION EXPIRES My Commission Expires March 28, 1995

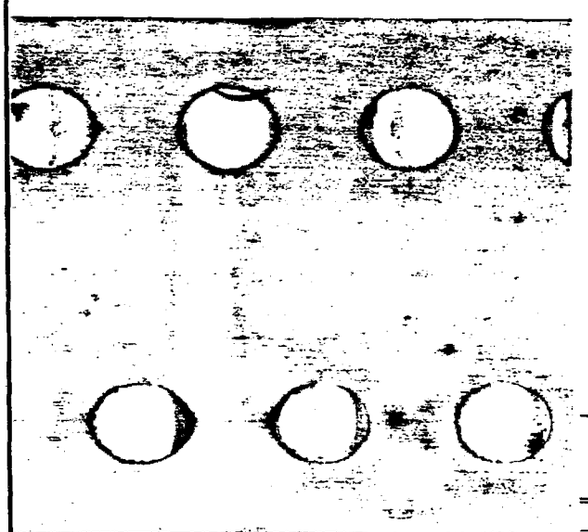
DEC 15 12 59 PM '92
JACK Z. WILLIAMS REGISTER
DAVIDSON COUNTY, TN

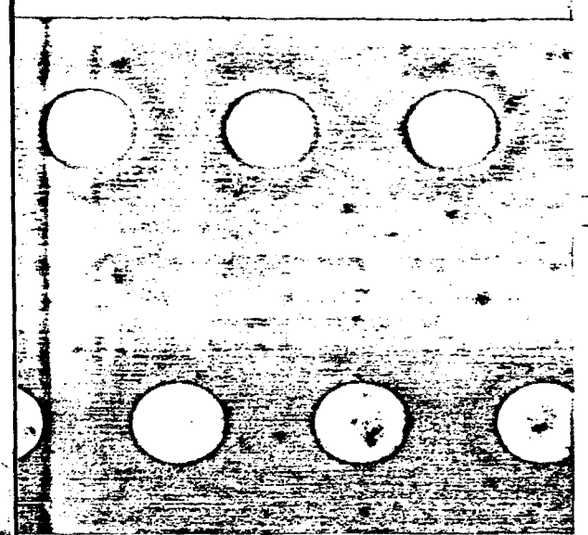
208-80 12/15/92 CHECK

IDENTIFICATION REFERENCE

7.3 8.5.

PICK-UP





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8814 PAGE 305

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 34000.00
				CON TX 199.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 208.80
				CHECK 208.80
			12/15/92 01	12:51 0001 1929

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.3 8.5.

IDENTIFICATION REFERENCE

Dec 15 12 59 PM '92

CLK Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 601117