93-7936-CH (0019) TN17

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
91-10-70

NO MORTGAGE
New Owner - Send Tax Bills:
CHEMICAL MORTGAGE COMPANY
200 OLD WILSON BRIDGE ROAD
WORTHINGTON, OH 43085-8500

22

BOOK 8903 PAGE 207

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twenty-ninth day of January, 1988, D. GENE MERRILL AND FREDERICK E. BROOKS, was named Trustee in a Deed of Trust of even date executed by MARK E. BRAUN AND REBECCA M. BEARDEN, BOTH UNMARRIED, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $50,650.00, principal and interest at 11.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7462, Page 927, 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 8864, Page 765, 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: February 25, 1993 / March 4, 1993 / March 11, 1993, 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 Thursday, April 1, 1993, 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 ROAD, WORTHINGTON, OH, submitted the highest and best bid in the amount of $ 56,858.47 .

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. 91 on the plan of Urbandale, Section 1, as of record in Book 1835, page 45, Register's Office for said County, described as follows:

BEGINNING on the southerly margin of Rome Avenue at the corner of Lots Nos. 90 and 91; thence with the line between said lots southwardly 74.9 feet to the corner of Lots Nos. 89 and 90 and the east line of 91; thence with the line between Lots Nos. 89 and 91, southwardly 64.9 feet to the northerly line of Lot No. 86; thence with the north line of Lot No. 86 to Part of Lot No. 85, westwardly 32.55 feet to the corner of Lots Nos. 91 and 92; thence with the line between said Lots northwardly 139.59 fet to the southerly margin of Rome Avenue; thence with the south margin of same eastwardly 56 feet to the beginning.

BEING the same property conveyed to Mark Braun and Rebecca M. Bearden as joint tenants with right of survivorship, by deed from Blair Realtors, Inc. of record in Book 7462, page 924 and thence conveyed to Rebecca M. Bearden by Quitclaim Deed from Mark Braun of record in Book 7963, page 24, all in the 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 First day of April, 1993.

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 First day of April, 1993.

Notary Public

My Commission Expires: 1-22-95.

STATE OF Tennessee }
} ss.
COUNTY OF Davidson }

The actual consideration or value, whichever is greater for this transfer is $ 56,858.47.

Affiant

Subscribed and sworn to before me, this First day of April, 1993.

Notary Public

My Commission Expires: 1-22-95.

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

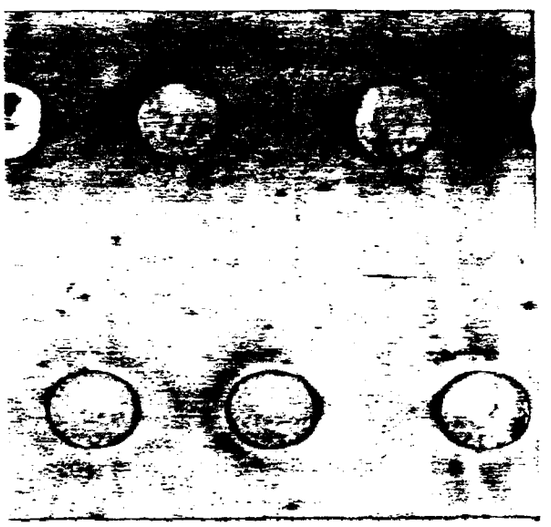
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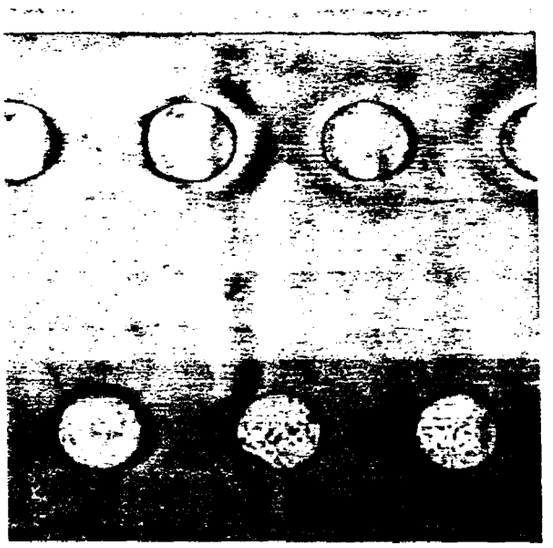
IDENTIFICATION REFERENCE

APR 1 11 12 AM '93

JOHN A. WILSON II REGISTER
DAVIDSON COUNTY, TN

219.53





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8903 PAGE 209

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	56858.47
			CON TX	210.53
			PRFEE	1.00
			WDEED	8.00
			TOTAL	219.53
			CHECK	219.53
		04/01 '93	01	11:11 0001 0798

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 5 4 2 4

IDENTIFICATION REFERENCE

APR 1 11 12 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 635614