BOOK 8925 PAGE 415

51-11-A

004

Tennessee

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated June 24, 1991, and recorded in Book 8386, Page 420 in the Register's Office of Davidson County, Tennessee, Lloyd O. Gragg, Jr. and Amelia H. Gragg, husband and w\, conveyed to David Coleman, 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 8887, Page 423 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 April 20, 1993, at the main south door 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 Linda Wooten Highers, single, being the highest and best bidder, became the purchaser of said property at and for the sum of Two Hundred Twenty-five Thousand Five Hundred and no/100 Dollars; and,

WHEREAS, the purchaser, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the amount of her bid.

NOW, THEREFORE, in consideration of the premises and the payment by Linda Wooten Highers, single 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 Linda Wooten Highers, single, her heirs and assigns in fee simple forever, the property above mentioned and now further described as being in County of Davidson, State of Tennessee, to-wit:

Being Lot Nos. 305 and 307 on the Final Plat of Wellington Square, a Planned Residential Development, located in the 1st Civil District of Metropolitan Nashville, Davidson County, Tennessee, said Plat recorded in Book 6250, Page 675 Register's Office for Davidson County, Tennessee; together with a one-thirteenth right and easement of enjoyment in and to common areas described on said plat.

Conveyance is subject to all Covenants, Conditions and Restrictions for Wellington Square, a Planned Residential Development, and the By-Laws as recorded in Book 6680, Page 770 et seq., Register's Office for Davidson County, Tennessee, and any amendments thereto.

Lloyd O. Gragg Jr. and Amelia Gragg obtained title to the above referenced real estate by Deed of record in Book 6725, Page 548, Register's Office of Davidson County, Tennessee.

12688

IDENTIFICATION REFERENCE

APR 26 9 40 AM '93

DAVIDSON COUNTY, TN

MAIL ENV.

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 Linda Wooten Highers, single, her heirs 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.

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 April 20, 1993 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On April 20, 1993 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

NOTARY PUBLIC ANDREA MIDDLETON

My Commission Expires: My Commission Expires March 28, 1995

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
307 Wellington Court,
Madison, TN 37115

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

Ms. Linda Wooten Highers
P.O. Box 709
Dresden, TN 38225

Mortgagee: None

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103
(901) 526-8296

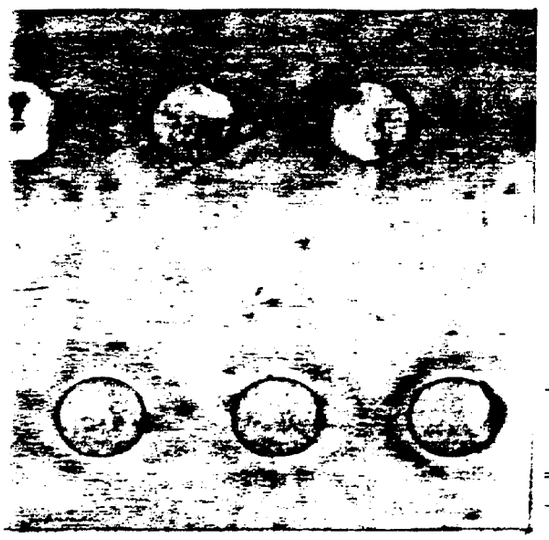
STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,500.00

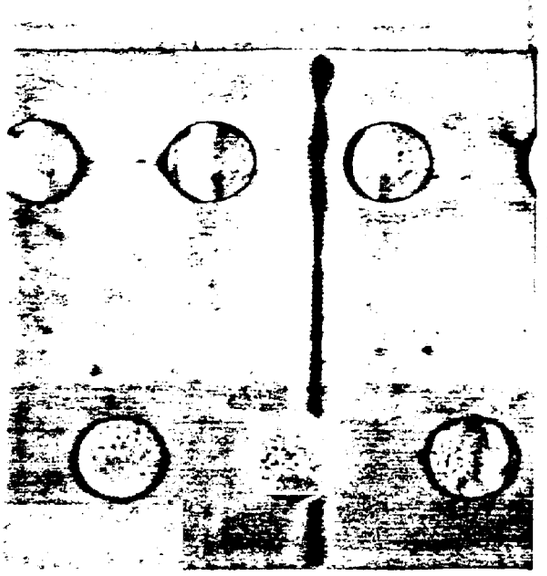
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF April 19 93

Deputy Register

93-7 04/26 0101 03CHECK 843.35





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

RECEIVED OF _____

FOR _____

BOOK 8925 PAGE 417

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 225500.00
				CON TX 834.35
				PRFEE 1.00
				WDEED 8.00
				TOTAL 843.35
				CHECK 843.35
04/26/93	01			09:40 0001 8943

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1:2 6 8:8

IDENTIFICATION REFERENCE

APR 26 9 40 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 643653