SEND TAX BILLS TO NEW OWNER:
Metropolitan Development &
Housing Agency
701 South Sixth Street
Nashville, Tennessee. 37206

Map 119-13
Par. 202 and
203
6DA-37223
6DA-37224

THIS INSTRUMENT PREPARED BY:
Robert F. Doyle, Attorney
301 Stahlman Building
Nashville, Tennessee. 37201

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated December 11, 1992, and recorded in Book 8812, page 212, Register's Office, Davidson County, Tennessee, JULIAN F. PARKER, SR. conveyed to G. H. Pryor, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated November 23, 1993 and recorded in Book 9164, page 915, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed Robert F. Doyle as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions and payments made as provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested Robert F. Doyle, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, Robert F. Doyle, Substitute Trustee, did give twenty one days notice of the time, place and terms of the sale by advertisement (see proof of publication attached hereto as an exhibit) in three weekly publications in The Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of December 2nd, 9th, and 16th, 1993 stating that on December 23, 1993, at 11:00 A.M. at the South door of the Davidson County Courthouse on the Public Square in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from equity of redemption, the statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes; restrictive covenants, easements, setback lines, and any and all redemption rights, including the right of redemption of any governmental agency, and

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, Robert F. Doyle, Substitute Trustee, offered said

property for sale at public outcry and sold said property to Metropolitan Development & Housing Agency for $29,377.97, which amount was the highest, best and last bid.

NOW, THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best and last bid as set out above, the receipt of which is hereby acknowledged, I, Robert F. Doyle, Substitute Trustee do hereby bargain and sell, and by these presents transfer and convey unto the said Metropolitan Development & Housing Agency (hereinafter referred to as Grantee) its successors and assigns, the following described property in the State of Tennessee, Davidson County, to-wit:

> Certain tracts or parcels of land in the Sixth (formerly Ninth) Civil District of Davidson County, Tennessee, being Lot Numbers Eighty-Two (82) and Eighty-Three (83) in the property known as College Heights, a plan of which is recorded in Plat Book 332, page 19, Register's Office for Davidson County, Tennessee.
>
> Each of said lots front fifty (50) feet on the north side of Radnor Street, and runs back between parallel lines, One Hundred and Sixty-Nine (169) feet to an alley.
>
> Being the same property conveyed to Julian F. Parker, Sr. and wife, Willie Lorene Parker, by deed from Effie Dillehay, dated May 12, 1971, recorded May 19, 1971, Book 4503, page 98, Register's Office for Davidson County, Tennessee. The said Willie Lorene Parker died October 1, 1991, thereby title vested in Julian F. Parker, Sr., as surviving tenant by the entirety. The said Julian F. Parker, Sr. having since died on July 31, 1993.

This is improved property located at 518 Radnor Street, Nashville, Tennessee. 37211.

TO HAVE AND TO HOLD said property with the appurtencances, estate, title, and interest thereto belonging to the Grantee, its successors and assigns, forever, but subject to said Davidson County real estate taxes, restrictive covenants, easements, setback lines, etc. as aforesaid, and any and all prior liens or encumbrances against said real property in the Register's Office for Davidson County, Tennessee.

And I do further transfer and assign unto the said Grantee all of the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this 23rd day of December, 1993.

Robert F. Doyle, Substitute Trustee

SUBSTITUTE TRUSTEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert F. Doyle, Substitute Trustee, 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 Nashville, Tennessee, on this 23rd day of December, 1993.

Johnnie A. Lukes

MY COMMISSION EXPIRES 11/22/97 NOTARY PUBLIC

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $29,377.97.

Robert F Doyle

Affiant

Subscribed and sworn to before me, this 23rd day of December, 1993.

Johnnie A Lukes

MY COMMISSION EXPIRES 11/22/97 NOTARY PUBLIC

02575
IDENTIFICATION REFERENCE

93 DEC 30 PM 3:24

0380 12/30 0101 01CASH 12.00