Box 22

93-8617-FI (0030) TN17

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
142-7-D-219

NO MORTGAGE
New Owner - Send Tax Bills:
FIRST INVESTMENT COMPANY
P. O. BOX 749
COLUMBUS, OH 43216-0749

BOOK 9226 PAGE 355

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twelfth day of April, 1988, RICHARD A. NORTHCUTT, was named Trustee in a Deed of Trust of even date executed by VAN B. JACKSON, JR. AND WIFE, MARY-ANNE JACKSON AND SAMUEL, C. SCHMITTLE, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $81,250.00, principal and interest at 10.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7515, Page 909, 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 9176, Page 63, 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: December 23, 1993 / December 30, 1993 / January 6, 1994, 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, January 21, 1994, 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 FIRST INVESTMENT COMPANY, P. O. BOX 749, COLUMBUS, OH, submitted the highest and best bid in the amount of $86,466.31.

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to FIRST INVESTMENT COMPANY, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

BEING Unit No. 219 on the Plan of Wynbrook Condominiums, said Plan being attached as Exhibit "A" to the Master Deed, of record in Book 7285, page 920, Register's Offce for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Becky Alder, unmarried, by deed of record in Book 8105, page 808, Register's Office for Davidson County, Tennessee.

THE LAND HEREIN ABOVE DESCRIBED IS CONVEYED SUBJECT TO THE RIGHTS OF THE STATE OF TENNESSEE TO REDEEM THE LAND AS PROVIDED FOR IN T.C.A. 67-1-1433(b)(1)

I, I. DYKE TATUM, Substitute Trustee, convey to FIRST INVESTMENT 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.

93-8617-FI (0031) TN17

Witness my hand and official seal at NASHVILLE, Tennessee, this Twenty-first day of January, 1994.

)3

I. DYKE TATUM
Substitute Trustee

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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 Twenty-first day of January, 1994.

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 $ 86,466.31.

Affiant

Subscribed and sworn to before me, this Twenty-first day of January, 1994.

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

1845 01/21 0101 03CHECK 337.05

22

93-8617-FI (0014) TN22

Law Offices

TATUM & JONES

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

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

I. Dyke Tatum
J. Phillip Jones

BOOK 9226 PAGE 357

December 22, 1993

STATE OF TENNESSEE, DEPARTMENT OF EMPLOYMENT SECURITY
NASHVILLE, TN

RE: State Tax Lien Acct. No. 258-746
ID # ~~8079~~ 0-0529
BECKY ALDER
219 WYNBROOK COURT NASHVILLE, TN

Dear Sir:

This will notify the State of Tennessee that property affected by the State Tax Lien referred to above will be sold at public auction, to the highest bidder for cash, on January 21, 1994 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 $78,525.06. The holder of the mortgage will at the sale bid in the property at approximate $ 85,248.47, plus costs and fees of approximately $ 1,000.00. Approximately $ 6,434.69 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.

Very truly yours,

I. DYKE TATUM

09652
IDENTIFICATION REFERENCE
94 JAN 21 AM 11:03
FELIX Z. ROBINSON REGISTER
DAVIDSON COUNTY, TN.

Enclosures

HAND DELIVERED

Received by: [signature] 12/22/93

Date Received: _____

Enclosures Received: _____

1
12/23/93
9:50 a.m.
AH

22

DEC 29 REC'D

BOOK 9226 PAGE 358

STATE OF TENNESSEE
DEPARTMENT OF EMPLOYMENT SECURITY
500 James Robertson Pkwy.
Nashville, Tennessee 37245-0100
(615) 741-3170

December 23, 1993

I. Dyke Tatum, Esq.
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

RE: Property of Rebecca L. Alder d/b/a
The Body Firm
TDES Acct. # 258-746
TDES Lien # 0-0529
Notice of Foreclosure Sale - January 21, 1994

Dear Mr. Tatum:

Your letter of December 22, 1993, is acknowledged, along with the attendant Notice of Foreclosure, and this will respectfully advise:

1. That said Notice is accepted as being timely and adequate; and,

2. That the amount of delinquent unemployment taxes, penalty and interest computed to date of sale is $168.04.

It is requested that you further advise us after the sale regarding: (i) actual proceeds of sale; (ii) net mortgage balance owed to the foreclosing creditor; (iii) sale costs; (iv) other liens, and this Agency's apparent position of priority with respect to same; and, (v) your proposed distribution of sale proceeds.

Should you have further questions regarding this matter, please let us know.

Sincerely,

Michael Fort
Counsel to Commissioner

MF:EME

cc: Eugene Johns, Central Office

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9226 PAGE 359

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
				LAMT 86466.31
				CON TX 320.05
				PRFEE 1.00
				WDEED 16.00
				TOTAL 337.05
				CHECK 337.05
01/21/94	01			11:08 0001 1845

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0965 52
IDENTIF. & REFERENCE

94 JAN 21 AM 11:03

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 747804