This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
82-3 305

NO MORTGAGE
New Owner - Send Tax Bills:
FIRST INVESTMENT COMPANY
P. O. BOX 729
COLUMBUS, OH 43216-0749

Box 22

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twenty-third day of September, 1982, DOUGLAS R. BERRY, was named Trustee in a Deed of Trust of even date executed by RONALD E. PITKIN, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $44,150.00, principal and interest at 14.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5944, Page 113, 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 9244, Page 812, 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: May 5, 1994 / May 12, 1994 / May 19, 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 Thursday, June 2, 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 729, COLUMBUS, OH, submitted the highest and best bid in the amount of $ 48,274.85 .

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:

LAND SITUATED IN NASHVILLE, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, TO WIT:

BEING LOT NO. 12 IN F. E. MANN'S PLAN OF LOTS OF THE LUCY H. LINDSLEY TRACT, AS OF RECORD IN BOOK 161, PAGE 40, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO LURTON LIPSCOMB, JR. BY DEED FROM MAKOTO IWAYA OF RECORD IN BOOK 9099, PAGE 138, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

1020 06/02 0101 03CHECK 187.71

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.

Witness my hand and official seal at NASHVILLE, Tennessee, this Second day of June, 1994.

I. DYKE TATUM
Substitute Trustee

94-8772-FI (0008) TN17

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 Second day of June, 1994.

Mary Lee Mahoney
Notary Public

My Commission Expires: 7/23/94.

STATE OF Tennessee }
} ss.
COUNTY OF Davidson }

The actual consideration or value, whichever is greater for this transfer is $ 48,274.85.

Affiant

Subscribed and sworn to before me, this Second day of June, 1994.

Mary Lee Mahoney
Notary Public

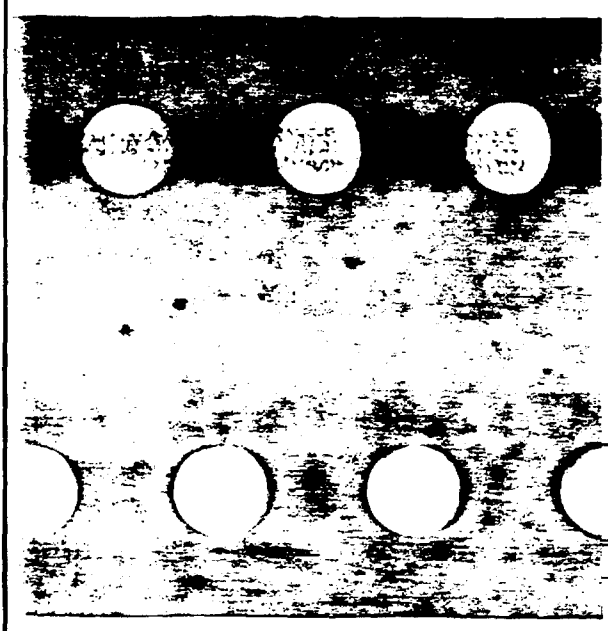
My Commission Expires: 7/23/94.

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

56514
IDENTIFICATION REFERENCE

94 JUN -2 AM 11:13

FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

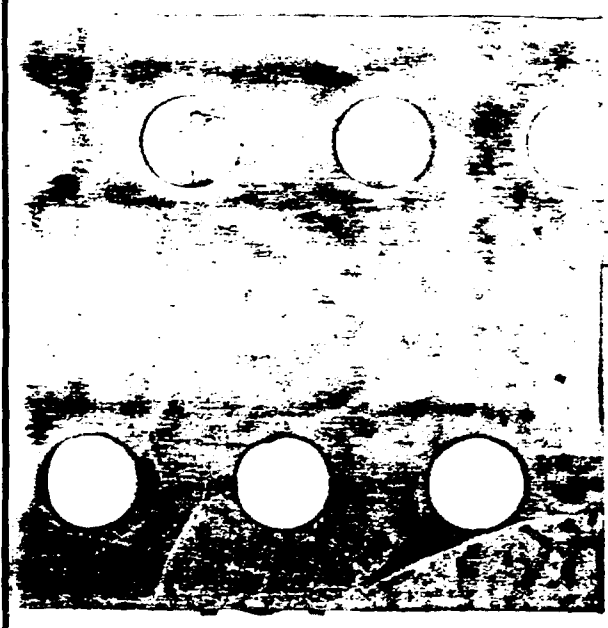
RECEIVED OF _____

FOR _____

BOOK 9365 PAGE 91

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 48274.85
CON TX 178.71
PRFEE 1.00
WDEED 8.00
TOTAL 187.71
CHECK 187.71

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/02/94 01 11:14 0001 1020

56547
IDENTIF. & REFERENCE

94 JUN -2 AM 11:13
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 797999