94-8790-MF (0009) TN17

BOOK 9390 PAGE 501

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
148-13 65

NO MORTGAGE
New Owner - Send Tax Bills:
MAGNOLIA FEDERAL BANK FOR SAV
POST OFFICE BOX 1858
HATTIESBURG, MS 39403-1858

Box 22

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twenty-sixth day of May, 1987, RICHARD P. SIMS, was named Trustee in a Deed of Trust of even date executed by ROBERT HOLLINGSWORTH, JR. AND WIFE, RITA S. HOLLINGSWORTH, & PHILLIP R. HOLLINGSWORTH ETUX LEANNE L. HOLLINGSWORTH, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $56,207.00, principal and interest at 10.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7259, Page 945, 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 9343, Page 238, 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: June 2, 1994 / June 9, 1994 / June 16, 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 Tuesday, June 28, 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 MAGNOLIA FEDERAL BANK FOR SAVINGS, POST OFFICE BOX 1858, HATTIESBURG, MS, submitted the highest and best bid in the amount of $ 60,207.66 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to MAGNOLIA FEDERAL BANK FOR SAVINGS, 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 316 ON THE PLAN OF FAIRLANE PARK - SECTION III, AS OF RECORD IN BOOK 2331, PAGES 145 AND 146, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO PHILLIP R. HOLLINGSWORTH AND WIFE, LEANNE L. HOLLINGSWORTH BY DEED FROM ROBERT H. HOLLINGSWORTH, JR. AND WIFE, RITA S. HOLLINGSWORTH OF RECORD IN BOOK 7758, PAGE 841, REGISTERS 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 MAGNOLIA FEDERAL BANK FOR SAVINGS, 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.

94-8790-MF (0010) TN17

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

I. DYKE TATUM
Substitute Trustee

BOOK 9390 PAGE 502

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-eighth day of June, 1994.

Mary Lee Mobley
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 $ 60,207.66.

Affiant

Subscribed and sworn to before me, this Twenty-eighth day of June, 1994.

Mary Lee Mobley
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

65546
IDENTIF. & REFERENCE

94 JUN 28 AM 11:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

EXHIBIT A
To JPJ 5/27/94 JPJ

790-MF (0031) TN22

Law Offices

TATUM & JONES

I. Dyke Tatum
J. Phillip Jones

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

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

BOOK 9396 PAGE 503

May 29, 1994

STATE OF TENNESSEE DEPARTMENT OF REVENUE
TAX ENFORCEMENT DIVISION
NASHVILLE, TN 37242-0002

RE: State Tax Lien Account No. 1-409173825-001-8
ID # ~~7XXX~~ 89298019
PHILLIP R. & LEANN L. HOLLINGSWORTH
349 MELPAR DRIVE, NASHVILLE, TN, 37211

1013 06/28 0101 03CHECK 235.74

Dear SIR OR MADAM

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 June 28, 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 $53,639.94. The holder of the mortgage will at the sale bid in the property at approximate $59,501.74, plus costs and fees of approximately $1200.00. Approximately $ 5,530.00* 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.

*Misc. Expenses (late charges0
$331.

Very truly yours,

I. DYKE TATUM

Received by: P. Kmapbury

Date Received: 6/2/94

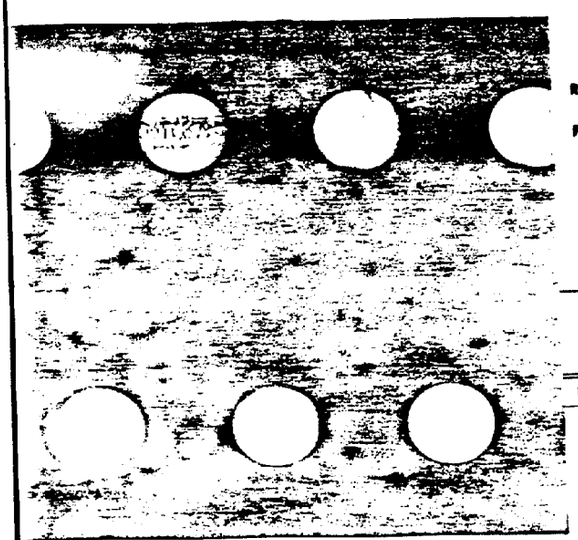
Enclosures Received:

Enclosures

HAND DELIVERED

6-2-94 10:50 pm JPJ

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



RECEIVED OF _____

FOR _____

BOOK 9390 PAGE 504

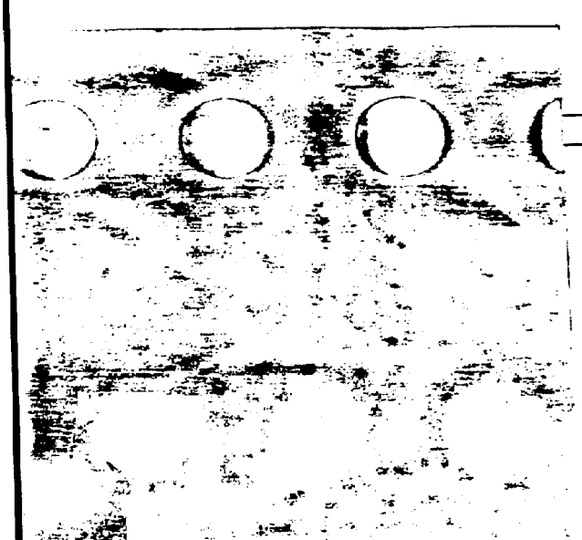
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 60207.66
CON TX 222.74
PRFEE 1.00
WDEED 12.00
TOTAL 235.74
CHECK 235.74

06/28/94 01 11:09 0001 1013

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



65546
IDENTIF. & REFERENCE

94 JUN 28 AM 11:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 807690