94-9328-CO9 (0026) TN17

BOOK 9524PG387

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
83-13 68

NO MORTGAGE
New Owner - Send Tax Bills:
TENNESSEE HOUSING DEVELOPMENT
404 JAMES ROBERTSON AVE #1114
NASHVILLE, TN 37243-0900

Box 22

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Ninth day of July, 1980, JOHN J. ARCHER, was named Trustee in a Deed of Trust of even date executed by JOHN C. AUCK AND WIFE PATRICIA A. AUCK, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $35,650.00, principal and interest at 9.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 5626, Page 259, 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 9486, Page 620, 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: October 27, 1994 / November 3, 1994 / November 10, 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, November 18, 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 TENNESSEE HOUSING DEVELOPMENT AGENCY, 404 JAMES ROBERTSON AVE #1114, NASHVILLE, TN, submitted the highest and best bid in the amount of $32,397.56.

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to TENNESSEE HOUSING DEVELOPMENT AGENCY, 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 THE NORTHERLY 50 FEET OF THE EASTERLY 160 FEET OF LOT NO. 1 ON THE MAP OF SPRING PARK SUBDIVISION, AS OF RECORD IN BOOK 57, PAGE 134, REGISTERS OFFICE FOR SAID COUNTY.

SAID PART OF LOT NO. 1 FRONTS 50 FEET ON THE WESTERLY SIDE OF SOUTH 14TH FORMERLY DIVISION STREET, AND RUNS BACK BETWEEN PARALLEL LINES, PARALLEL WITH AND 150 FEET NORTH OF THE NORTHERLY MARGIN OF FATHERLAND STREET 160 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO DANIEL W. MAYTON, AND WIFE, KATHY M. MAYTON, AND KATHLEEN HALL, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP BY DEED FROM JOHN C. AUCK AND WIFE, PATRICIA A. AUCK OF RECORD IN BOOK 5988, PAGE 594, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE. KATHY M. MAYTON HAS SINCE CONVEYED HER INTEREST IN SAID PROPERTY TO DANIEL W. MAYTON BY DEED OF RECORD IN BOOK 6535, PAGE 122, SAID REGISTERS OFFICE. PROPERTY WAS FURTHER CONVEYED TO DANIEL W. MAYTON BY QUITCLAIM DEED FROM DANIEL W. MAYTON AND KATHLEEN HALL, AS TENANTS IN COMMON BY DEED OF RECORD IN BOOK 8066, PAGE 734, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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I, I. DYKE TATUM, Substitute Trustee, convey to TENNESSEE HOUSING DEVELOPMENT AGENCY, 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 Eighteenth day of November, 1994.

I. DYKE TATUM
Substitute Trustee

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 Eighteenth day of November, 1994.

Notary Public

My Commission Expires: 7/25/98.

STATE OF Tennessee }
} ss.
COUNTY OF Davidson }

The actual consideration or value, whichever is greater for this transfer is $ 32,397.56.

Affiant

Subscribed and sworn to before me, this Eighteenth day of November, 1994.

Notary Public

My Commission Expires: 7/25/98.

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

10187
IDENTIF. & REFERENCE

94 NOV 18 AM 11:16
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.