BOOK 9528PG226

Tennessee FHA

Name: Robert L. Bell and Valencia McHaney
S&K#: 94-0769
FHA #: 483-1022204-703B
Loan#: 260220-2

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 22, 1985, recorded in Book 6566, Page 74, Register's Office of Davidson County, Tennessee, Robert L. Bell and Valencia McHaney, single persons conveyed to N. Eddie Montgomery, Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by Instrument of record in Book 9385, Page 43, in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of sale Deed of Trust by which advertisement the sale was appointed to be held on **WEDNESDAY, JULY 27, 1994** at the Davidson County Courthouse in Nashville, Tennessee, at 10:00 a.m.; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to Resolution Trust Corporation as Conservator for Carteret Federal Savings Bank, whose address is 601 Cleveland Street, Clearwater, FL 34617-0419, at and for the sum of $42,276.90, that being the highest and best bid offered; and,

WHEREAS, the said Resolution Trust Corporation as Conservator for Carteret Federal Savings Bank has assigned its interests in the said property to Secretary of Housing and Urban Development, Washington, D.C., his successors and assigns; and,

WHEREAS, the purchaser, being the holder of the indebtedness has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Resolution Trust Corporation as Conservator for Carteret Federal Savings Bank, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joe M. Kirsch, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development, Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Described property located in Nashville, Davidson County, Tennessee being the easterly 60 feet of the westerly 110 feet of Lot No. 39 on the Map of John L. Gordon's Subdivision in the 12th Civil District, of record in Book 843, Page 61, Register's Office for said County,

Said part of Lot No. 39 fronts 60 feet on the northerly margin of Gordon Terrace and extends back between parallel lines, 292.00 feet, more or less, to a dead line in the rear.

This legal description is identical with that in Deed recorded in

Book 6566, Page 74, Register's Office of Davidson County, Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record in Book 6566, Page 74, Register's Office of Davidson County, Tennessee.

The last warranty deed of record is Warranty Deed, recorded in Book 6566, Page 71, Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines, easements and any other matter of record.

This conveyance is subject to the right of the United States of America to redeem the land as provided for in 26 U.S.C. 7425 (d) (1). Attached hereto is a copy of said notice.

This conveyance is subject to the right of the State of Tennessee to redeem the land as provided for in T.C.A. 67-1-1433 (c) (1). Attached hereto is a copy of said notice.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Secretary of Housing and Urban Development, Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Joe M. Kirsch, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Joe M. Kirsch, Substitute Trustee, has hereunto set ~~his~~ hand and seal on the date written below.

Joe M. Kirsch, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 27th day of July, 1994, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Joe M. Kirsch, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at Office the day and above written.

Notary Public

BEVERLY M. METER
NOTARY PUBLIC AT LARGE
SHELBY COUNTY, TENN.
MY COMM. EXP. 11-24-97

NO TAX/GOVERNMENTAL AGENCY

PROPERTY ADDRESS: 139 Gordon Terrace, Nashville, Tennessee 37207

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Secretary of Housing and Urban Development
Federal Housing Administration
Cumberland Bend Office Center
251 Cumberland Bend Drive
Suite 200
Nashville, Tennessee 37228-1803
ATTENTION: Single Family Property Disposition Branch

S & K File #94-0769 Map & Parcel - 71-4-11

BOOK 9528PG228

LAW OFFICES OF SHAPIRO & KIRSCH
P. O. BOX 241155
MEMPHIS, TENNESSEE 38124-1155
(901) 767-5566

June 28, 1994

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
P 315 826 282

District Director
Internal Revenue Service
P.O. Box 1107
Nashville, TN 37202

Attention: Chief, Special Procedures Staff

Dear Sir:

The undersigned, as Substitute Trustee, under that certain purchase money Deed of Trust from Robert L. Bell and Valencia McHaney, single persons to N. Eddie Montgomery, Trustee, dated May 22, 1985, recorded in the Register's Office of Davidson County, Tennessee, in Book 6566, page 74 has been requested by the noteholder, Resolution Trust Corporation as Conservator for Carteret Federal Savings Bank, to sell the security pursuant to the terms of the obligation secured thereby and notice of the proposed sale is hereby given pursuant to Section 7425 of the Internal Revenue Code of 1954.

Enclosed please find a copy of the Notice of Federal Tax Liens recorded in book 7528, page 401, book 7898, page 149, book 7598, page 796, book 8049, page 386, book 8203, page 79 and book 8945, page 725.

With respect to the property to be sold, the following information is hereby given:

(a) The description of the property is affected by the Notice, as listed in the deed and Deed of Trust recorded in the aforesaid Register's Office Described property located in Nashville, Davidson County, Tennessee being the easterly 60 feet of the westerly 110 feet of Lot No. 39 on the Map of John L. Gordon's Subdivision in the 12th Civil District, of record in Book 843', Page 61, Register's Office for said County,

11425
IDENTIF. & REFERENCE

94 NOV 23 PM 1:46
REGISTER
DAVIDSON COUNTY, TN.

5729 11/23 0101 03CHECK 24.00

Said part of Lot No. 39 fronts 60 feet on the northerly margin of Gordon Terrace and extends back between parallel lines, 292.00 feet, more or less, to a dead line in the rear.

(b) The proposed sale of the property, pursuant to the terms of the first Deed of Trust referred to above is to be held on Wednesday, July 27, 1994, 10:00 a.m., Memphis, Tennessee.

The approximate amount of the principal obligation, including interest, secured by the lien of said deed of trust and description of the other expenses which may be charged against the sale proceeds are as follows:

Unpaid principal balance	$ 36,021.57
Interest from	$ 4,233.90
Late charges	$ 234.08
Attorney fees	$ 500.00
Advertisement	$ 450.00
Recording charges	$ 24.00
State tax	$ 133.65
TOTAL	$_40,632.94

Enclosed is a copy of the Deed of Trust.

If your office is in need of further information, please advise.

Sincerely,

LAW OFFICES OF SHAPIRO & KIRSCH

Joe M. Kirsch
Enclosures
cc: Carteret Federal Savings Bank

94-0769
P 315 826 282
7-27-94

Receipt for Certified Mail
No Insurance Coverage Provided
Do not use for International Mail
(See Reverse)

District Director
Internal Revenue Service
P.O. Box 1107
Nashville, TN 37202

Postage	$ .75
Certified Fee	1.00
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	1.00
Return Receipt Showing to Whom, Date, and Address of Delivery	
TOTAL Postage & Fees	$2.75

JUN 31 1994 MEMPHIS TN USPS

PS Form 3800, June 1991

SENDER:
- Complete items 1 and/or 2 for additional services.
- Complete items 3, and 4a & b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):
1. ☐ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:
District Director
Internal Revenue Service
P.O. Box 1107
Nashville, TN 37202

4a. Article Number
P 315 826 282

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☐ COD
☐ Express Mail ☐ Return Receipt for Merchandise

5. Signature (Addressee)

6. Signature (Agent)

7. Date of Delivery
JUL 05 1994

8. Addressee's Address (Only if requested and fee is paid)

FLASHVILLE TN USPS 37203

Is your RETURN ADDRESS completed on the reverse side?

PS Form 3811, December 1991 ☆ U.S.G.P.O.: 1992-307-530 DOMESTIC RETURN RECEIPT

SHAPIRO & KIRSCH
Attorneys At Law
5101 Wheelis Drive, Suite 214
Memphis, Tennessee 38117
(901)767-5566

BOOK 9528 PG 230

June 29, 1994

CERTIFIED MAIL
RETURN RECEIPT REQUESTED
P 315 826 283

State of Tennessee
Department of Employment Security
Legal Section
12th Fl. Volunteer Plaza Bldg.
500 James Robertson Pkwy.
Nashville, TN 37219

RE: Property Address: 139 Gordon Terrace, Nashville, Tennessee 37207
Property Owner(s): Robert L. Bell and Valencia McHaney
S & K #94-0769

Dear Sir:

Pursuant to T.C.A. 67-1-1433 and applicable Tennessee statutes, as attorney for Carteret Federal Savings Bank, I am submitting this as formal notice of the foreclosure proceedings of the above described real property.

The loan is held by Resolution Trust Corporation as Conservator for Carteret Federal Savings Bank

The legal description of the property is:

Described property located in Nashville, Davidson County, Tennessee being the easterly 60 feet of the westerly 110 feet of Lot No. 39 on the Map of John L. Gordon's Subdivision in the 12th Civil District, of record in Book 843, Page 61, Register's Office for said County,

Said part of Lot No. 39 fronts 60 feet on the northerly margin of Gordon Terrace and extends back between parallel lines, 292.00 feet, more or less, to a dead line in the rear.

Your Notice of Tax Liens were filed: June 25, 1994.

County: Davidson
District:
Account Number: Miscellaneous Tax-Business

The foreclosure will be held for cash:

Place: Davidson County Courthouse
Date: July 27, 1994
Time: 10:00 a.m.

The approximate amount of the principal obligation including interest is $40,255.47

The approximate expenses will be:

Advertisement	$450.00
Attorney fee	$500.00
Recording	$ 24.00

Please advise immediately of any problems or objections. Also, please referenced our file number on any correspondence returned to our office.

Sincerely,

Joe M. Kirsch

Enclosures
cc: Carteret Federal Savings Bank

94-0769

P 315 826 283 7-07-94

Receipt for Certified Mail
No Insurance Coverage Provided
Do not use for International Mail
(See Reverse)

~~State of Tennessee~~
Dept of Employment Sec
12th Fl, 500 James Robertson Pkwy
Nashville, TN 37219

$ .52
1.00
1.0
2.15

COLONIAL STA MEMPHIS TN JUN 30 1994
COLONIAL STA MEMPHIS TN JUN 30 1994 USPS

PS Form 3800, June 1991

SENDER:
- Complete items 1 and/or 2 for additional services.
- Complete items 3, and 4a & b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):
1. ☐ Addressee's Address
2. ☐ Restricted Delivery
Consult postmaster for fee.

3. Article Addressed to:
State of Tennessee
Dept of Employment Security
Legal Division
12th Fl. Volunteer Plaza Bldg.
500 James Robertson Parkway
Nashville TN 37219

4a. Article Number
P 315 826 283

4b. Service Type
☐ Registered ☐ Insured
☒ Certified ☒ COD
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery
7-07-94

5. Signature (Addressee)

8. Addressee's Address (Only if requested and fee is paid)

6. Signature (Agent)
L Lynch

Is your RETURN ADDRESS completed on the reverse side?

PS Form 3811, December 1991 ☆ U.S.G.P.O. 1992-307-530 **DOMESTIC RETURN RECEIPT**