94-9468-CH (0017) TN17

27

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
34-13 121

NO MORTGAGE
New Owner - Send Tax Bills:
CHEMICAL MORTGAGE COMPANY
200 OLD WILSON BRIDGE ROAD
WORTHINGTON, OH 43085-8500

SUBSTITUTE TRUSTEE'S DEED BOOK 9590PG263

WHEREAS, on the Fourteenth day of January, 1991, PHILLIP STEPHEN FREEMAN, was named Trustee in a Deed of Trust of even date executed by KENNETH A. CROSBY AND WIFE, SANDRA J. CROSBY, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $30,850.00, principal and interest at 10.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 8278, Page 835, 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 9552, Page 150, 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: January 12, 1995 / January 19, 1995 / January 26, 1995, 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, February 7, 1995, 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 CHEMICAL MORTGAGE COMPANY, 200 OLD WILSON BRIDGE ROAD, WORTHINGTON, OH, submitted the highest and best bid in the amount of $ 33,809.06 .

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

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

BEING LOT NO. 37, BLOCK "B" ON THE MAP OF EAST LAWN, OF RECORD IN PLAT BOOK 547 AT PAGE 153 & 154, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KENNETH A. CROSBY AND WIFE, SANDRA J. CROSBY BY DEED FROM THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF RECORD IN BOOK 8278, PAGE 832, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to CHEMICAL MORTGAGE 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.

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Witness my hand and official seal at NASHVILLE, Tennessee, this Seventh day of February, 1995.

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 Seventh day of February, 1995.

Melanie L Brown
Notary Public

My Commission Expires: 11/28/98.

STATE OF Tennessee }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $33,809.06.

Affiant

Subscribed and sworn to before me, this Seventh day of February, 1995.

Melanie L Brown
Notary Public

My Commission Expires: 11/28/98.

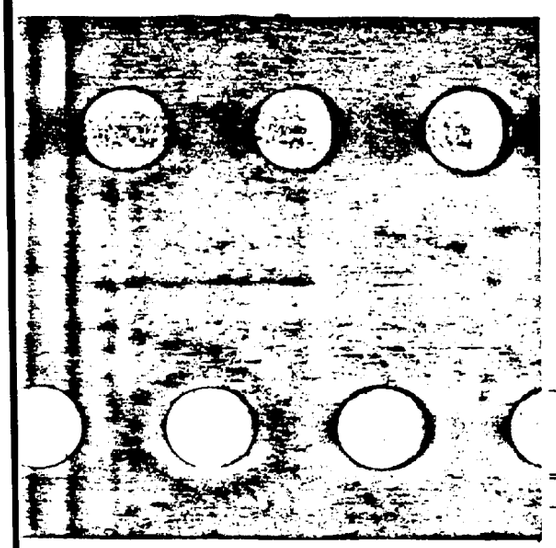
RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203

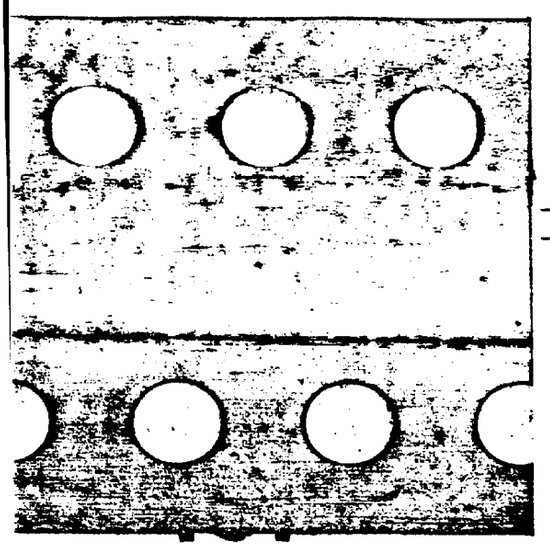
32376
IDENTIF. + REFERENCE

95 FEB -7 AM 11:11

FELIX A. ROSSINI REGISTER
DAVIDSON COUNTY, TN.

9780 02/07 0101 03CHECK 134.06





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9590 PG 265

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 33809.06
CON TX 125.06
PRFEE 1.00
WDEED 8.00
TOTAL 134.06
CHECK 134.06

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02-07-95 01 11:22 0001 9700

32376
IDENTIF. ↑ REFERENCE

95 FEB -7 AM 11:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 879518