94-9479-CH (0014) TN17

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
50-7 44

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

BOOK 9596 PG 680

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twenty-third day of March, 1987, D. GENE MERRILL & FREDERICK E. BROOKS, was named Trustee in a Deed of Trust of even date executed by BARBARA WRIGHT, UNMARRIED, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $66,450.00, principal and interest at 8.750% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7182, Page 933, 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/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. * BOOK 9567, PAGE 176

PURSUANT to said advertisement on Thursday, February 16, 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 $ 75,639.72 .

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:

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

LAND IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 234, ON THE PLAN OF VILLAGE BY THE CREEK SECTION 6 AS OF RECORD IN BOOK 6250, PAGE 438, 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 BARBARA WRIGHT, UNMARRIED BY DEED FROM EARHEART REALTY & CONSTRUCTION COMPANY, INC. OF RECORD IN BOOK 7182, PAGE 930, 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 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.

94-9479-CH (0015) TN17

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

Pamela A. McGowan
Notary Public

PAMELA A. McGOWAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9-27-97.

STATE OF Tennessee }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $ 75,639.72 .

Affiant

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

Pamela A. McGowan
Notary Public

PAMELA A. McGOWAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9-27-97.

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

34658
IDENTIF. & REFERENCE

95 FEB 16 AM 11:17
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

2294 02/15 0101 03CHECK 296.72

94-9479-CH (0011) TN22

EXHIBIT "A"

BOOK 9596 PG 682

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

January 17, 1995

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

RE: State Tax Lien
ID # 94221012 ACCOUNT # 1-409468149-001-6; ID# 92267002 ACCOUNT #1-385222056-001-
BARBARA WRIGHT, UNMARRIED
4016 EWING VALLEY ROAD, NASHVILLE, TN, 37207

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 February 16, 1995 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 $67,338.36. The holder of the mortgage will at the sale bid in the property at approximate $ 72,592.15, plus costs and fees of approximately $ 1,000.00. Approximately $ 5,253.79 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.

Very truly yours,

I. DYKE TATUM

Enclosures

HAND DELIVERED

Received by: William Hanks

Date Received: 1/19/95

Enclosures Received: _____

1-19-95 5:30pm

EXHIBIT "B"

BOOK 9596PG683

STATE OF TENNESSEE
DEPARTMENT OF REVENUE
ANDREW JACKSON STATE OFFICE BUILDING
NASHVILLE, TENNESSEE 37242

January 20, 1995

Mr. I. Dyke Tatum
Attorney at Law
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

RE: Foreclosure Sale of Property Owned by
Barbara Wright
Account Number: 1-409468149-001-6

Dear Mr. Tatum,

This is in reference to your letter dated January 17, 1995 concerning a foreclosure sale of property owned by **Barbara Wright.**

Your letter does comply with the provisions of T.C.A. 67-1-1401 et. seq., but if the sale produces more than the amount needed to satisfy the cost of the sale, the indebtedness indicated in your letter, and any other superior liens, the amount of taxes, penalties, and interest due the Department of Revenue must be remitted to the State of Tennessee. The amount of taxes, penalties and interest due as of **March 20, 1995** is **$44,459.00.**

After the sale, please furnish me with an accounting of the sale (a closing statement), and I will release the State's tax lien on the property sold.

I trust that this has answered your letter, but if not, please let me know.

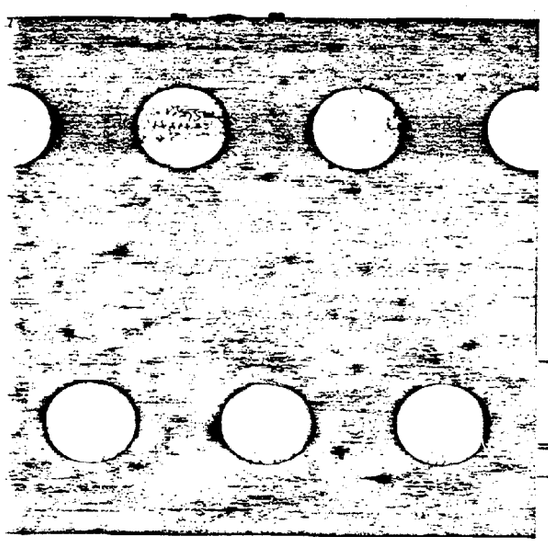
Sincerely,

John S. Peeler, Director
Tax Enforcement Division

Wilbur E. Hooks
Administrative Assistant
Special Procedures Section

JSP:WEH:kc

cc: Bob Tyree, Revenue Enforcement Supervisor, Nashville Region
Joe Cuccia, Revenue Enforcement Supervisor, Nashville Region



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

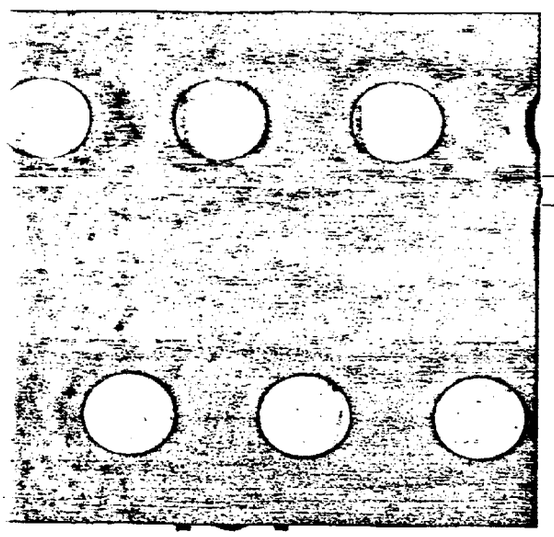
RECEIVED OF _____

FOR _____

BOOK 9596 PG 684

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 75639.72
CON TX 279.72
PRFEE 1.00
WDEED 16.00
TOTAL 296.72
CHECK 296.72

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/15/95 01 2316 9001 2294

34658
IDENTIF. & REFERENCE

95 FEB 16 AM 11:17

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 881999