Tennessee

MS 7 202. 040 6803

John Sanders
GMAC #30-080314-5 BOOK 9667 PG 793
Conventional

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 30, 1985, and recorded in Book 6723, Page 204 in the Register's Office of Davidson County, Tennessee, Marion Thurman and wife, Eva M. Thurman, conveyed to Attorneys Title Company, Inc., Trustee(s), 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 9641, Page 385 in the Register's Office of said County; 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 said Deed of Trust by which advertisement the sale was appointed to be held on May 9, 1995, at the main south door of the Courthouse of Davidson County, Tennessee; 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 sale State Street Bank and Trust Company as Trustee by GMAC Mortgage Corporation of PA successor by merger to GMAC Mortgage Corporation of Iowa, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of Fifty-Six Thousand Five Hundred and 00/100 Dollars; 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 State Street Bank and Trust Company as Trustee by GMAC Mortgage Corporation of PA successor by merger to GMAC Mortgage Corporation of Iowa of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said State Street Bank and Trust Company as Trustee by GMAC Mortgage Corporation of PA successor by merger to GMAC Mortgage Corporation of Iowa, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Hermitage, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 27A, on the Plan of Rachel's Square, Section Two, Zone Lot Division Lots 23, 24, 25, 27, 29, 30, 31, 32, 33, 34, 35, 37, 38, 39, 40, 41, 42, 43, 45, 46, and 48, as shown on the plan of record in Book 6250, Page 540, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

John E. Sanders obtained title to the above referenced real estate by Deed of record in Book 7566, Page 843, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto State Street Bank and Trust Company as Trustee by GMAC Mortgage Corporation of PA successor by merger to GMAC Mortgage Corporation of Iowa, with full power in said trustee to sell, mortgage, lease, convey or otherwise dispose of said property, any purchaser, lessee or encumbrance being hereby expressly relieved of the necessity of looking to the application of the proceeds of any such sale, lease, mortgage or other disposition, and unto the successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, 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.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	8.00
Publication Expense	249.00
Attorney's Fees and Trustees Fees	500.00
Credit on Note	55,743.00
	$56,500.00

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on May 9, 1995 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On May 9, 1995 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss 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 year above written.

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES JUNE 9, 1997

95 MAY -9 PM 1:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

59090
IDENTIF. A REFERENCE

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
105 Rachel's Trail Ct.,
Hermitage, Tennessee 37076

JERRIE R BAXLEY NOTARY PUBLIC SHELBY CO TN

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

Foreclosure Department
GMAC Mortgage Corporation
P.O.Box 780
Waterloo, Iowa 50704-0780

Mortgagee: None Mail to

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

JERRIE R BAXLEY NOTARY PUBLIC SHELBY CO TN

STATE OF TENNESSEE
COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,500.00

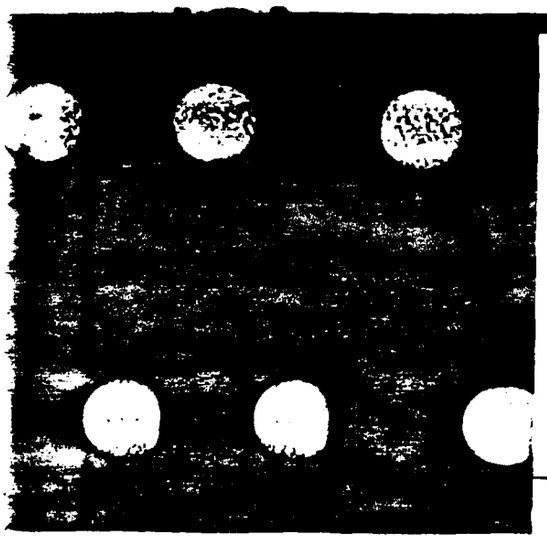
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 1995

Notary Public

MY COMMISSION EXPIRES MY COMMISSION EXPIRES JUNE 9, 1997

9137 05/09 0101 03CHECK 218.05



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

RECEIVED OF _____

FOR _____

BOOK 9667 PG 795

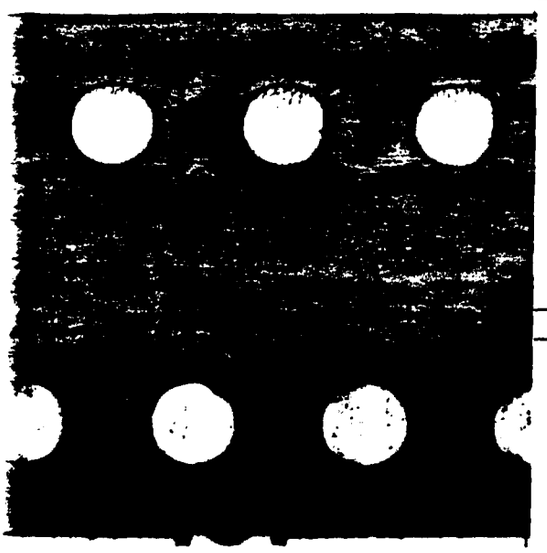
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 56500.00
CON TX 209.05
PRFEE 1.00
MDEED 8.00
TOTAL 218.05
CHECK 218.05

05/09/95 01 13:37 0001 9137

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



59090
IDENTIF. ↑ REFERENCE

95 MAY -9 PM 1:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 908537