Mail

PREPARED BY: T. LARRY EDMONDSON
ATTORNEY AT LAW
808 Broadway
Nashville, TN 37203

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PAR NO.
NationsBank of Tennessee, N.A. P.O. Box 21846-NC4-105-03-21 Greensboro, NC 27420	Same	82-4-40 20W-30138

BOOK 9671 PG 894

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments provided for and made in a Deed of Trust dated July 20, 1993, executed by John R. Primm and wife, Tresnesa Primm, to Teri Hasenour Gordon, Trustee, of record in Book 9030, Page 84, Register's Office for Davidson County, Tennessee; and

WHEREAS, NationsBank of Tennessee, N.A., the owner and holder of the indebtedness secured by said Deed of Trust of record in Book 9030, Page 84, Register's Office for Davidson County, Tennessee, replaced said Trustee by naming T. Larry Edmondson, as Substitute Trustee by an instrument of record in Book 9614, Page 942, Register's Office for Davidson County, Tennessee; and

WHEREAS, T. Larry Edmondson, Substitute Trustee, caused said real property to be advertised in accordance with the provisions of said Deed of Trust, advertising in the Nashville Record three times on April 13th, April 20th and April 27th, 1995 that said property would be sold at 10:00 A.M., prevailing time on Thursday, May 11, 1995, in the front door of the Davidson County Courthouse, Nashville, Tennessee, to be knocked off and sold to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims and unpaid taxes which may be a lien against said property;

WHEREAS, the Substitute Trustee personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of Nine Thousand and No/100 Dollars ($9,000.00) by NationsBank of Tennessee, N.A. (hereinafter referred to as "Grantee") and said property was knocked off and sold to the Grantee.

NOW, THEREFORE, in consideration of the premises and sum of Nine Thousand and No/100 Dollars ($9,000.00) cash in hand paid by the Grantee, T. Larry Edmondson, Substitute Trustee, has this day bargained and sold and, by the premises, does transfer and convey to Grantee, its/their heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

Being Lot No. 205, and the northerly 13 feet of Lot No. 206 on the Plan of Oakwood Park, of record in Book 421, Page 12, Register's Office for Davidson County, Tennessee. This is the same description as in the previous deed of record.

Said Lot No. 205 and part of Lot No. 206 front together 44 feet on the westerly side North 7th Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to John R. Primm by Deed from Leland D. Watts and wife, Winnifred A. Watts of record in Book 8361, Page 516, Register's Office for Davidson County, Tennessee.

This is improved property known as 1122 North 7th Street, Nashville, TN.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the Grantee, its/their heirs, successors, and assigns, forever.

And the Substitute Trustee covenants with the said Grantee that he is lawfully seized and possessed of said real property as Substitute Trustee only, and by the terms of the above-mentioned Deed of Trust, has a good right to sell and convey the same.

The Substitute Trustee further covenants and binds himself/his successors and assigns, to warrant and forever defend the title to said real estate to the Grantee, its/their heirs and assigns, against the lawful claims of any persons claiming by or through him as Substitute Trustee, but no further or otherwise; it being the intention of the Substitute Trustee only to convey to Grantee no greater title in the subject real estate than he received as Substitute Trustee and that, as Substitute Trustee, he has the right to sell and convey.

This sale is subject to all matters shown on any applicable recorded Plat or Plan; any unpaid taxes which exist as a lien against said property; any restrictive covenants, easements or setback lines that may be applicable; any statutory rights of redemption not otherwise waived in the Deed of Trust, including rights of redemption of any governmental agent, state or federal; and any prior encumbrances that may exist against the property. This sale is also subject to any matter that an accurate survey of the premises might disclose.

Witness my hand this 12th day of May, 1995.

T. LARRY EDMONDSON
Substitute Trustee

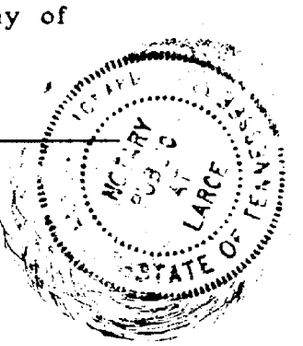
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for the State and aforesaid, T. Larry Edmondson, with whom I am personally acquainted, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this 12th day of May, 1995.

Lea S. Richard
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-23-96



STATE OF TENNESSEE
COUNTY OF DAVIDSON

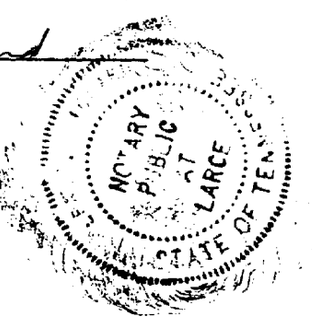
The actual consideration or value, whichever is greater, for this transfer is $ 9,000.00.

T. Larry Edmondson
AFFIANT

Sworn to and subscribed before me on this 12th day of May, 1995.

Lea S. Richard
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-23-96



60819
IDENTIF. & REFERENCE

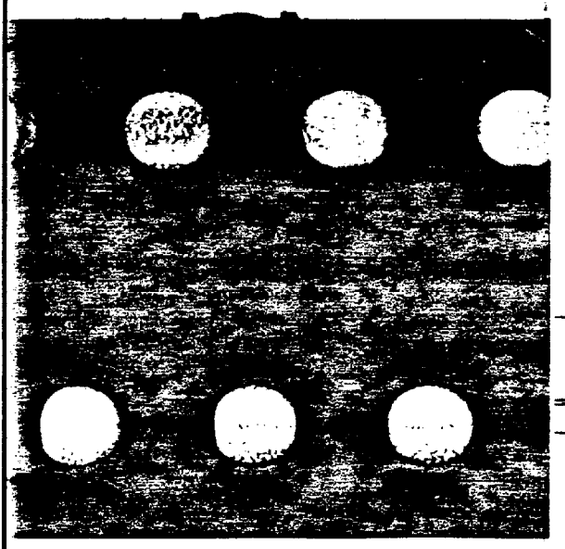
95 MAY 15 PM 1:20
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

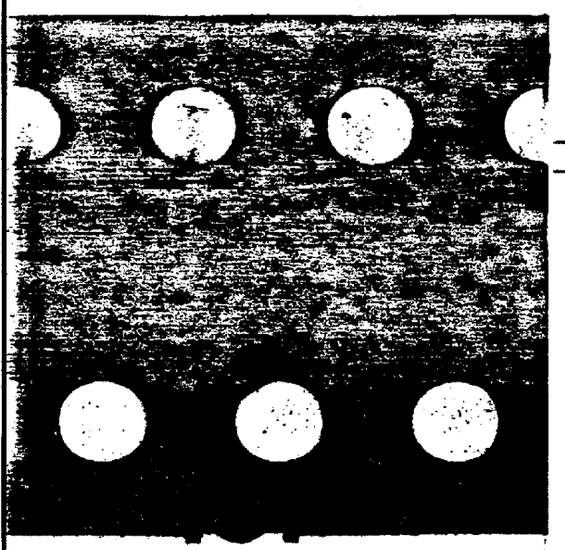
1069 05/15 0101 03CHECK 46.30

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE





RECEIVED OF _____

FOR _____

BOOK 9671 PG 897

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 9000.00
CON TX 33.30
PRFEE 1.00
WDEED 12.00
TOTAL 46.30
CHECK 46.30

05/15/95 01 13:21 0001 1069

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60819 IDENTIF. # REFERENCE

95 MAY 15 PM 1:20

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 910441