43-7-75 HD 5081C

BOOK 9705 PG 109

Tennessee

Larry Julian
GMAC #22-135237-0
Conventional

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated February 11, 1994, and recorded in Book 9250, Page 821 in the Register's Office of Davidson County, Tennessee, Larry W. Julian, an unmarried person, conveyed to Robert J. Notle, 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 9649, Page 978 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 June 1, 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 Federal National Mortgage Association, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of Thirty-Five Thousand One 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 Federal National Mortgage Association 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 Federal National Mortgage Association, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Madison, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lots No. 13 and 14 of Block "A" on the Plan of Overlook Estates, which is of record in Plat Book 843, Page 105, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description of said lot.

Larry W. Julian obtained title to the above referenced real estate by Deed of record in Book 7725, Page 763, Register's Office of Davidson County, Tennessee.

95 JUN 19 AM 9:25
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

007113
IDENTIFICATION REFERENCE

Subject to any unpaid taxes and Deed of Trust of record in Book 7725, Page 766 of record in the Register's Office of Davidson County, Tennessee.

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 Federal National Mortgage Association, its 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	34,343.00
	$35,100.00

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 June 1, 1995 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On June 1, 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

State Tax $
Clerk's Fee $
TOTAL $

PROPERTY ADDRESS
213 Lovell Drive,
Madison, Tennessee 37115

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal National Mortgage Association
Foreclosure Department
c/o GMAC Mortgage Corporation
P.O.Box 780
Waterloo, Iowa 50704-0780

Mortgagee: None

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

Mail To

STATE OF TENNESSEE
COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS
$
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF June 19
Notary Public My Commission Expires June 9, 1997

2393 06/19 0101 03CHECK 8.00