BK 9832PG940

ADDRESS OF NEW OWNER
David Hitt etux, Joyce F.
707 E Two Mile Pike
Goodlettsville, TN 37072

SEND TAX BILLS TO
Same

PREPARED BY:
Ingram & Lowe Atty.
405 A Two Mile Pike
Goodlettsville, TN

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 16, 1993, of record in Book 9025, Page 103, Register's Office for Davidson County, Tennessee, Mary L. Carr, conveyed certain real property therein described to William D. Castleman, Trustee, to secure the indebtedness described in said Deed of Trust; and

WHEREAS, by instrument dated September 13, 1995, Ingram & Lowe Attorneys, P.C. was appointed Substitute Trustee to serve in the place and stead of William D. Castleman, pursuant to the aforementioned Deed of Trust, said Appointment of Substitute Trustee being recorded in Book 9794, Page 61, Register's Office for Davidson County, Tennessee; and

WHEREAS, the indebtedness described in said Deed of Trust was not paid in accordance with its terms, and default in the payment thereof was declared; and

WHEREAS, at the request of the lawful owner and holder of the indebtedness secured by said Deed of Trust, the Substitute Trustee gave notice of the time and place of sale, all in accordance with said Deed of Trust, by publishing an advertisement for three consecutive weeks in the Nashville Record a newspaper published in Davidson County, Tennessee, said notice being first published on September 21, 1995, and thereafter on September 28, 1995, and October 5, 1995, which notice of sale advertised the sale of the property hereinafter described for October 12, 1995 at 1:00 P.M.; and

WHEREAS, on October 12, 1995 at 1:00 P.M., at the front door of the Davidson County Courthouse in Nashville, Davidson County, Tennessee, being the time and place fixed in said notice, the hereinafter described property was offered for sale at public outcry, cash in hand and in bar of all equities of redemption and all other rights and exemptions of every kind of the Grantors of said Deed of Trust, as provided therein, subject only to liens, encumbrances and other matters which are prior in right to the lien of the aforesaid Deed of Trust and the Substitute Trustee having received a bid of Seventy Five Thousand and NO/100 Dollars ($75,000.00), from an agent of the lawful owner and holder of the indebtedness described in the said Deed of Trust having been received, the receipt of all of which is hereby acknowledged;

NOW, THEREFORE, in consideration of the premises and the sum bid and paid as herein provided, Ingram & Lowe Attorneys, P.C., Substitute Trustee, does hereby bargain, sell, transfer and convey unto David Hitt etux, Joyce F., their successors and assigns, all of that certain real property in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Echo Meadows, of record in Plat Book 2331, Page 64, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to ~~David Hitt and wife, Joyce F. Hitt by deed of record in Book 6860, Page 340, Register's Office for Davidson County, Tennessee.~~ Ingram and Lowe Attorneys By Appointment of Substitute Trustee of Record in Book 9794 Page 61.

TO HAVE AND TO HOLD said real estate, together with all hereditaments, easements, appurtenances, and improvements thereunto belonging, in fee simple, forever, free from all rights or exemptions of the Grantor of said Deed of Trust, subject only to liens, easements, encumbrances and other matters which are prior in

right to the lien of the aforesaid Deed of Trust.

Ingram & Lowe Attorneys, P.C., as Trustee, do hereby transfer, assign and set over unto said David Hitt etux, Joyce F., their successors and assigns, all of the covenants and warranties contained in said Deed of Trust, subject only to the matters herein expressly reserved, and I do hereby warrant the title as fully as I am able to do as Trustee, but no further or otherwise.

WITNESS my hand as Substitute Trustee on this 12 day of October, 1995.

INGRAM & LOWE ATTORNEYS, P.C.
Substitute Trustee

John H. Lowe

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12 day of October, 1995, before me personally appeared John H. Lowe, to me known, who, being by my duly sworn did say that he is a licensed shareholder of Ingram & Lowe Attorneys, P.C. and that said instrument was signed in behalf of said corporation by authority of its Board of Directors and said John H. Lowe acknowledged said instrument to be the free act and of said corporation.

Cynthia A. Gray
Notary Public

My Commission Expires: 11-22-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer of value of the property (whichever is greater) is $75,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn and subscribed before me this 12 day of October, 1995.

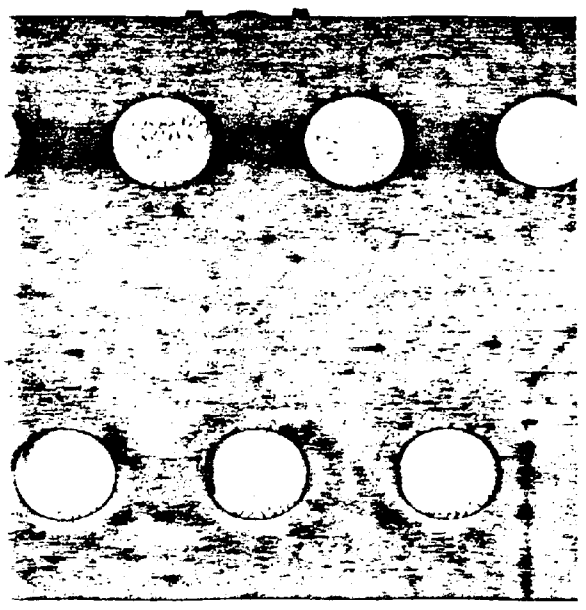
Cynthia A. Gray
Notary Public

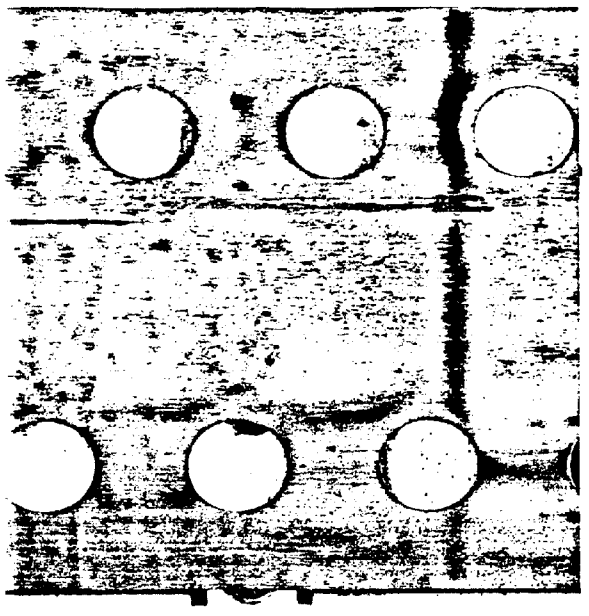
My Commission Expires: 11-22-97

95 OCT 19 PM 3:00
FELIX Z. BRASSELL REGISTER
DAVIDSON COUNTY, TN.

0111,009
IDENTIF. & REFERENCE

3711 10/19 0101 03CHECK 286.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9832 PG 942

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	75000.00
CON TX	277.50
PRFEE	1.00
WDEED	8.00
TOTAL	286.50
CHECK	286.50

10/19/95 01 15:06 0001 8711

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01 14009
IDENTIF. ^ REFERENCE

95 OCT 19 PM 3:01
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 967422