71-12-141
120A-46390

Tennessee

BOOK 9937 PG 328

William Clayborne
FUMHE #915516-3
Conventional

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated September 14, 1992, and recorded in Book 8732, Page 750 in the Register's Office of Davidson County, Tennessee, William Isaac Clayborne, unmarried, conveyed to Johnston, Story & Abernathy, 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 9889, Page 189 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 January 30, 1996, 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 First Union Home Equity Bank, a corporation whose address is 1000 Louis Rose Place, Charlotte, North Carolina 28262, being the highest and best bidder, became the purchaser of said property at and for the sum of Twenty-Two Thousand 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 First Union Home Equity Bank 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 First Union Home Equity Bank, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Being Lot No. 20 on the Map of Victory Heights Subdivision, as of record in Book 1130, Page 97, Register's Office for said County.

Said Lot No. 20 fronts 60 feet on the north side of Chickasaw Avenue and runs back between lines 150 feet to a dead line.

William Isaac Clayborne obtained title to the above referenced real estate by Deed of record in Book 5008, Page 523, Register's Office of Davidson County, Tennessee.

IDENTIF. & REFERENCE

0146961

96 FEB -5 AM 8:49

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

Subject to any unpaid taxes and Deed of Trust of record in Book 5008, Page 525, 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 First Union Home Equity Bank, 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	21,243.00
	$22,000.00

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 January 30, 1996 hereunto set his hand and seal.

Arnold M. Weiss, Substitute Trustee

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On January 30, 1996 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.

Claire A. Taylor
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE CLAIRE A. TAYLOR SHELBY CO. TN

My Commission Expires:

MY COMMISSION EXPIRES JULY 20, 1999

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
901 Chickasaw Avenue,
Nashville, Tennessee 37207

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

First Union Home Equity Bank
1000 Louis Rose Place
Nashville, TN 37207

Mail to

Mortgagee: None

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

STATE OF TENNESSEE
COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 35,500.00

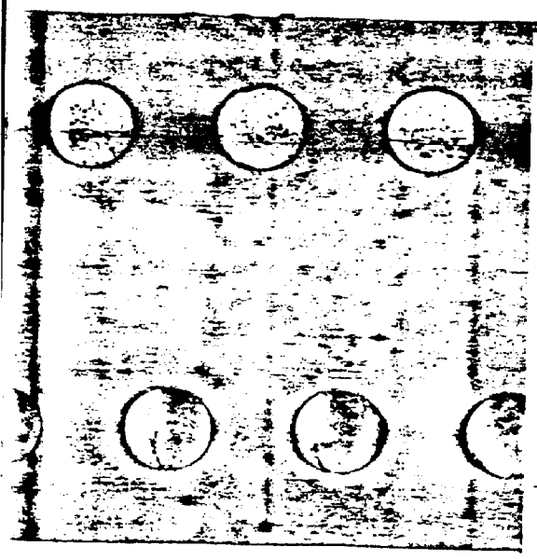
Arnold M. Weiss
Affiant

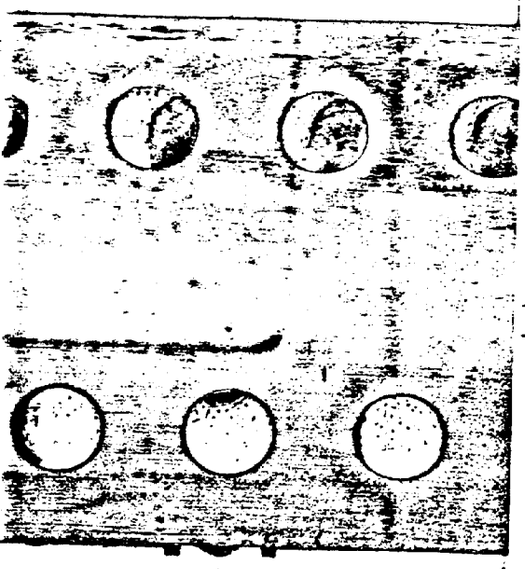
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF January 1996

Claire A. Taylor
Notary Public

MY COMMISSION EXPIRES 7-20-99

4351 02/05 0101 03CHECK 151.45





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

RECEIVED OF _____

FOR _____

BOOK 9937 PG 330

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 38500.00
CON TX 142.45
PRFEE 1.00
WDEED 8.00
TOTAL 151.45
CHECK 151.45

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12-05-78 01 08451 0001 4351

0146961
IDENTIF. ↑ REFERENCE

96 FEB -5 AM 8:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1002582