This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
52-1 312

NO MORTGAGE
New Owner - Send Tax Bills:
COLLATERAL MORTGAGE, LTD.
POST OFFICE BOX 830180
BIRMINGHAM, AL 35210

Box 22

SUBSTITUTE TRUSTEE'S DEED BOOK 9957 PG 235

WHEREAS, on the Twenty-seventh day of September, 1989, CHARLES W. WALL, was named Trustee in a Deed of Trust of even date executed by STEPHANIE C. NIGHTINGALE, UNMARRIED, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $50,343.00, principal and interest at 10.000% per annum on the unpaid balance, said Deed of Trust being recorded in Book 7954, Page 103, in the Register's Office for DAVIDSON County, Tennessee; and

WHEREAS, I. DYKE TATUM, was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 9273, Page 818, in the Register's Office for DAVIDSON County, Tennessee; I, I. DYKE TATUM, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: January 25, 1996 / February 1, 1996 / February 8, 1996, in THE NASHVILLE RECORD, a newspaper published in DAVIDSON County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on Monday, February 26, 1996, at 11:00 A.M., at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities as provided in said Deed of Trust, at which time COLLATERAL MORTGAGE, LTD., POST OFFICE BOX 830180, BIRMINGHAM, AL, submitted the highest and best bid in the amount of $ 57,407.96 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to COLLATERAL MORTGAGE, LTD., its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

LAND SITUATED IN COUNTY OF DAVIDSON, STATE OF TENNESSEE, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOTS NOS. 6, 7 AND 8, BLOCK "M" ON THE REVISED PLAN OF POWER AND ROTH'S MADISON PARK SUBDIVISION, OF RECORD IN BOOK 843, PAGE 7, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOTS NOS. 6, 7, AND 8 FRONT 50 FEET EACH ON THE EASTERLY SIDE OF LANIER AVENUE (NOW IDLEWILD DRIVE) AND RUN BACK BETWEEN PARALLEL LINES 150 FEET TO A DEAD LINE.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXPRESSLY EXCLUDED THEREFROM IS THE FOLLOWING DESCRIBED PROPERTY CONVEYED TO JAMES W. HINKLE AND WIFE MARGARET M. HINKLE BY DEED FROM BERNICE KEYS CAMPBELL, A WIDOW, OF RECORD IN BOOK 7352, PAGE 323, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING A PART OF LOT NO. 6 ON THE REVISED PLAN OF POWER AND ROTH'S MADISON PARK SUBDIVISION OF RECORD IN BOOK 643, PAGE 7, REGISTER'S OFFICE

FOR SAID COUNTY. SAID PART OF LOT NO. 6 FRONTS 20 FEET ON THE EASTERLY SIDE OF LANIER AVENUE (NOW IDLEWILD DRIVE), RUNS BACK BETWEEN PARALLEL LINES BETWEEN LOT NO. 5 AND THE REMAINING 30 FEET OF LOT NO. 6, 150 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO STEPHANIE C. NIGHTINGALE, UNMARRIED, BY DEED FROM BERNICE KEYS CAMPBELL, A WIDOW, OF RECORD IN BOOK 7954, PAGE 100, REGISTERS OFFICE OF DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to COLLATERAL MORTGAGE, LTD., all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand and official seal at NASHVILLE, Tennessee, this Twenty-sixth day of February, 1996.

I. DYKE TATUM
Substitute Trustee

BOOK 9957 PG 237

STATE OF TENNESSEE }
} ss.
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. DYKE TATUM, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at NASHVILLE, Tennessee, this Twenty-sixth day of February, 1996.

Mary Lee Holman
Notary Public

My Commission Expires: 7/25/98.

STATE OF Tennessee }
} ss.
COUNTY OF Davidson }

The actual consideration or value, whichever is greater for this transfer is $ 57,407.96.

I. Dyke Tatum
Affiant

Subscribed and sworn to before me, this Twenty-sixth day of February, 1996.

Mary Lee Holman
Notary Public

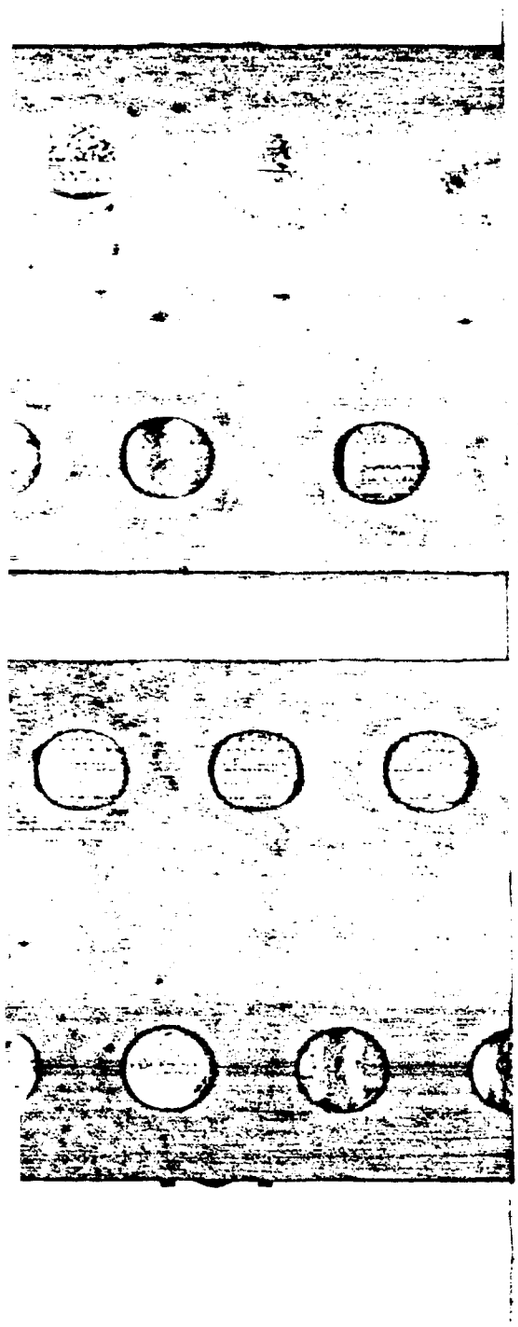
My Commission Expires: 7/25/98.

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203

0153547
IDENTIF. ↑ REFERENCE

96 FEB 26 AM 11:20
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

1369 02/26 0101 03CHECK 225.38



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

Book 9957 PG 238

RECEIVED OF _____

FOR _____

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	57407.96
CON TX	212.38
PRFEE	1.00
WDEED	12.00
TOTAL	225.38
CHECK	225.38

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1369

0153547
IDENTIF. ↑ REFERENCE

96 FEB 26 AM 11:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1009524