CMMC# 2017092520 / WMRB&F# 700-36

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated the 16th day of October, 1990, and recorded in book 8234, at page 179, in the Register's Office of Davidson County, Tennessee, Daniel D. Armstrong, conveyed to Nan M. Sexton and Evelyn Z. Brinkley, Trustee, 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 Robert M. Wilson, Jr., as Substitute Trustee by instrument of record, recorded in book 9927, at page 83, and re-recorded in book 9950, at page 390 in the Register's Office of Davidson County, Tennessee;

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed and the holder of said deed of trust 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 of the sale was appointed to be held on April 25, 1996, at the main entrance to the courthouse, in Nashville, Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale a public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to A. ROBERT THOENY AND HEIDI A.C. THOENY, whose address is 1312 Falkirk Court, Nashville, Tennessee, 37221 at and for the sum of Thrity-Nine Thousand Seven Hundred Dollars and Zero Cents, that being the highest and best bid offered; 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 A. ROBERT THOENY AND HEIDI A.C. THOENY, of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Robert M. Wilson, Jr., as Substitute Trustee, does hereby grant, bargain, sell and convey to the said A. ROBERT THOENY AND HEIDI A.C. THOENY, their 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING BUILDING NO. 37, UNIT 229 AND GARAGE NO. 3, ON THE PLAN OF PEPPERTREE, CREEKSIDE MEADOWS CONDOMINIUMS, OF RECORD IN BOOK 4675, PAGE 128 THROUGH 130, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH ALL FIXTURE, APPLIANCE, WALLCOVERINGS, CARPETS OR OTHER IMPROVEMENTS THEREIN AND THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO, ALL BEING MORE PARTICULARLY DESCRIBED IN THE MASTER DEED AND BY-LAWS OF RECORD IN BOOK 4834, PAGES 257 THROUGH 312, AS AMENDED IN BOOK 4984, PAGE 174 AND BOOK 5045, PAGE 800, BOOK 4086, PAGE 80 AND BOOK 5259, PAGE 5, REGISTER'S OFFICE FOR DAVIDSON COUNTY, AND THE CHARTER OF CREEKSIDE MEADOWS

ASSOCIATION, INC. OF RECORD IN BOOK 4836, PAGE 610, SAID REGISTER'S OFFICE.

BOOK 10045 PG 816

Commonly known as: 810 Bellevue Road, Nashville, TN 37221

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto A. ROBERT THOENY AND HEIDI A.C. THOENY, and unto its successors and assigns, in fee simple forever, to whom the said, Robert M. Wilson, Jr., Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under them, as such Substitute Trustee, but not further otherwise.

IN WITNESS WHEREOF, the said Robert M. Wilson, Jr., Substitute Trustee, on May 3, 1996, has hereunto set his hand and seal.

Robert M. Wilson, Jr., Substitute Trustee
WILSON, McCALLA, RAYMER, BARRETT & FRAPPIER

STATE OF ARKANSAS
COUNTY OF PULASKI

On May 3, 1996, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared, Robert M. Wilson, Jr., 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.

Regina M. Richburg
NOTARY PUBLIC
My Commission Expires:

REGINA A. RICHBURG NOTARY PUBLIC COMM. EXP. 12-18-2000 PULASKI COUNTY, ARK.

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
A. Robert Thoeny and Heidi A.C. Thoeny
1312 Falkirk Court
Nashville, TN 37221

THIS INSTRUMENT PREPARED BY:
ROBERT M. WILSON, JR.
ATTORNEY AT LAW
425 W. CAPITOL AVENUE, SUITE 1500
LITTLE ROCK, AR 72201-3482
(501) 375-1820

0090 05/09 0101 03CHECK 155.99

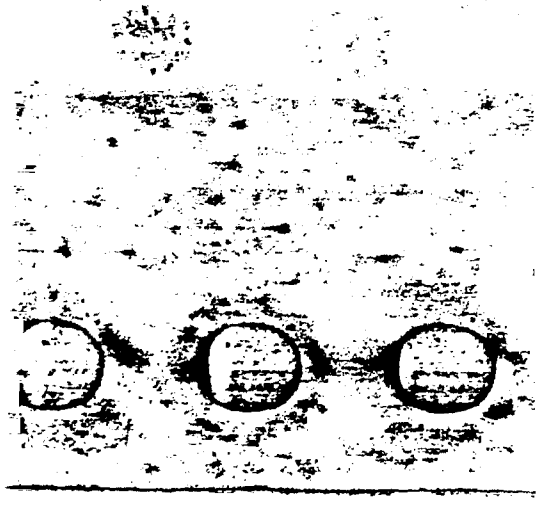
STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 1996.
Deputy Register

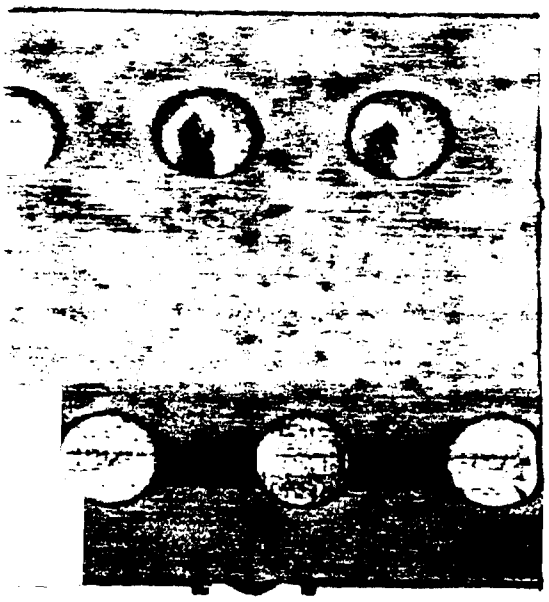
Map + Parcel
142-6A-229

0180371
IDENTIF. # REFERENCE

96 MAY -9 PM 1:46
REGISTER
DAVIDSON COUNTY, TN

PICK-UP





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10045 PG 817

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 39700.00
CON TX 146.89
PRFEE 1.00
MTGD 8.00
TOTAL 155.89
CHECK 155.89

05/09/96 01 13:49 0001 0090

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0180371
IDENTIF. ↑ REFERENCE

96 MAY -9 PM 1:46

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1038081