REF. 408219 / WMRB&F NO. 707-22 / FHA NO. 483-1851838

92-13
231

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated the May 22, 1992, and recorded in book 8642 at page 647, in the Register's Office of Davidson County, Tennessee, Mr. Jonny L. Burns and Ms. Kimberly E. Burns conveyed to Phillip Stephen Freeman, as Trustee for Century Mortgage Company, 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 10048, at page 883, in the Register's Office of Davidson County, Tennessee; and,

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 July 25, 1996 at the main door of 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 at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to PNC BANK, KENTUCKY, INC., F/K/A CITIZENS FIDELITY BANK AND TRUST COMPANY, F/D/B/A/ PNC MORTGAGE SERVICING COMPANY, at and for the sum of Thirty-Seven Thousand Nine Hundred Sixty-Nine Dollars and Thirty-Nine Cents ($37,969.39), that being the highest and best bid offered; and,

WHEREAS, the said PNC BANK, KENTUCKY, INC., F/K/A CITIZENS FIDELITY BANK AND TRUST COMPANY, F/D/B/A/ PNC MORTGAGE SERVICING COMPANY has assigned its interest in the said property to the Secretary of Housing and Urban Development of Washington D.C., and unto its successors and assigns; 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 PNC BANK, KENTUCKY, INC., F/K/A CITIZENS FIDELITY BANK AND TRUST COMPANY, F/D/B/A/ PNC MORTGAGE SERVICING COMPANY 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 Secretary of Housing and Urban Development of Washington, D.C., their successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, Davidson County, State of Tennessee, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE BEING THE SOUTHERLY 47 FEET OF LOT NO. 9 AND THE SOUTHERLY 48 FEET OF THE EASTERLY 21 FEET OF LOT NO. 10, BOTH LOTS OF BLOCK 23, ON THE PLAN OF PLUMMER PLACE, OF RECORD IN BOOK 161, PAGE 39, REGISTER'S OFFICE FOR SAID COUNTY.

Commonly known as: 351 Chamberlin St., Nashville, TN 37209

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditament thereunto belonging or in any way appertaining unto Secretary of Housing and Urban Development of Washington D.C., 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 28th day of August, 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 the 28th day of August, 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 the 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.

Jaci L. Chastain
NOTARY PUBLIC
My Commission Expires:
4/23/2003

JACI CHASTAIN NOTARY PUBLIC FAULKNER COUNTY, ARK.

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Property Disposition Division
Federal Housing Administration
Suite 1200
200 Jefferson
Memphis, TN 38103

THIS INSTRUMENT PREPARED BY:
Robert M. Wilson, Jr.
Attorney at Law
17 West Pontotoc
Memphis, TN 38103
(901) 578-8878

0220351
IDENTIFICATION REFERENCE

96 SEP -3 AM 10:51
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

3250 09/03 0101 03CHECK
8.00