BOOK 10873 PG 788

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MAP/PARCEL 91-61 228

NO MORTGAGE
New Owner - Send Tax Bills:
TENNESSEE HOUSING DEVELOPMENT
404 JAMES ROBERTSON AVE #1114
NASHVILLE, TN 37243-0900

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Eighteenth day of September, 1996, SERVICE TITLE & ESCROW COMPANY OF NASHVILLE, TENNESSEE, was named Trustee in a Deed of Trust of even date executed by EMMA C. DAVIS AND JAMES W. MILLER, WIFE AND HUSBAND, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $44,900.00, principal and interest at 7.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 10197, Page 477, and as corrected on November 15, 1996 in Book 10260. Page 455, and rerecorded on January 28, 1997 in Book 10330, Page 925, and rererecorded in Book 10346, Page 899, 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*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: March 12, 1998 / March 19, 1998 / March 26, 1998, 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. *Book 10851, Page 357

PURSUANT to said advertisement on Monday, April 6, 1998, 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 TENNESSEE HOUSING DEVELOPMENT AGENCY, 404 JAMES ROBERTSON AVE #1114, NASHVILLE, TN, submitted the highest and best bid in the amount of $ 47,648.51 .

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

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

BEING LOT NO. 52 IN MCGAVOCK, WETMORE AND OTHERS FIRST ADDITION TO NASHVILLE, CALLED THE TOWN OF MCGAVOCK, AS OF RECORD IN BOOK 21, PAGE 23, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO C. DAVIS AND JAMES W. MILLER, HUSBAND AND WIFE, BY DEED FROM DR. KERMIT BOWLING OF RECORD IN BOOK 10197, PAGE PAGE 474, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

98 APR -6 AM 11:12
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
042195

I, I. DYKE TATUM, Substitute Trustee, convey to TENNESSEE HOUSING DEVELOPMENT AGENCY, 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 Sixth day of April, 1998.

I. DYKE TATUM
Substitute Trustee

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 Sixth day of April, 1998.

MELANIE L. BROWN NOTARY PUBLIC

Melanie L Brown
Notary Public

My Commission Expires: 11/28/98.

STATE OF Tennessee }
} ss.
COUNTY OF DAVIDSON }

6208 04/06 0101 03CHECK 8.00

The actual consideration or value, whichever is greater for this transfer is $ 47,648.51.

Affiant

Subscribed and sworn to before me, this Sixth day of April, 1998.

MELANIE L. BROWN NOTARY PUBLIC

Melanie L Brown
Notary Public

My Commission Expires: 11/28/98.

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