22

BOOK 10944 PG 456

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MNAP/PARCEL 72-2 124

NO MORTGAGE
New Owner - Send Tax Bills:
COLLATERAL MORTGAGE, LTD.
P. O. BOX 830180
BIRMINGHAM, AL 35283-0180

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Thirtieth day of June, 1994, MARILYN C. MCDONALD OF HAMILTON COUNTY, TENNESSEE, was named Trustee in a Deed of Trust of even date executed by MARIA J. VILLALPANDO, A MARRIED WOMAN, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $51,943.00, principal and interest at 8.500% per annum on the unpaid balance, said Deed of Trust being recorded in Book 9397, Page 294, 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: April 30, 1998 / May 7, 1998 / May 14, 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 10926, Page 121

PURSUANT to said advertisement on Tuesday, May 26, 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 COLLATERAL MORTGAGE, LTD., P. O. BOX 830180, BIRMINGHAM, AL, submitted the highest and best bid in the amount of $54,169.39.

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:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 36 ON THE PLAN OF E.B. CRAIG'S SUBDIVISION OF THE CROWNOVER PROPERTY, AS OF RECORD IN BOOK 894, PAGES 640 AND 641, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 36 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF BEN ALLEN ROAD, FORMERLY JERE BAXTER AVENUE AND RUNS BACK BETWEEN PARALLEL LINES, 140 FEET TO A DEAD LINE.

BEING THE SAME PROPERTY CONVEYED TO MARIA J. VILLALPANDO BY DEED FROM HALLIE D. EPLEY, A WIDOW, OF RECORD IN BOOK 9397, PAGE 288, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

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 May, 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 Twenty-sixth day of May, 1998.

Melanie L Brown
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON CO

My Commission Expires: 11/28/98.

STATE OF Tennessee }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $ 54,169.39.

Affiant

Subscribed and sworn to before me, this Twenty-sixth day of May, 1998.

Melanie L Brown
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

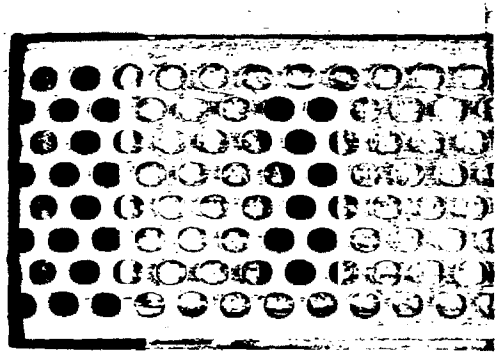
My Commission Expires: 11/29/98.

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

05/26 0101 03CHECK 209.42

98 MAY 26 AM 11:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
044 1680



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

RECEIVED OF _____

FOR _____

BOOK 10944 PG 458

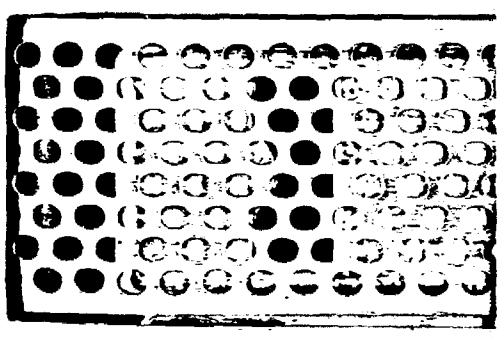
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 54169.39
CON TX 200.42
PRFEE 1.00
WDEED 8.00
TOTAL 209.42
CHECK 209.42

05/26/98 01 11:31 0001 132

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0441680
IDENTIF. ↑ REFERENCE

98 MAY 26 AM 11:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1297291