22

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MAP/PARCEL 119-10 128

NO MORTGAGE
New Owner - Send Tax Bills:
BANKERS TRUST COMPANY
% ADVANTA MORTGAGE CORPORA:TION
16875 WEST BERNARDO DRIVE
SAN DIEGO, CA 92127

BOOK 11126 PAGE 533

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the Twenty-seventh day of August, 1996, WESTWOOD ASSOCIATES, A CALIFORNIA CORPORATION, was named Trustee in a Deed of Trust of even date executed by JOSEPH M. DAVIS, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $48,750.00, principal and interest at 10.490% per annum on the unpaid balance, said Deed of Trust being recorded in Book 10182, Page 612, 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: August 20, 1998 / August 27, 1998 / September 3, 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 11126, PAge 531

PURSUANT to said advertisement on Tuesday, September 15, 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 BANKERS TRUST COMPANY, AS TRUSTEE OF AMRESCO RESIDENTIAL, SECURITIES CORPORATION MORTGAGE LOAN TRUST 1996-5 UNDER THE*, submitted the highest and best bid in the amount of $ 47,640.00 .***and continued to September 25, 1998.

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to BANKERS TRUST COMPANY, AS TRUSTEE OF AMRESCO RESIDENTIAL SECURITIES CORPORATION MORTGAGE LOAN TRUST 1996-5 UNDER THE*, 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 NUMBER 42 OF THE PLAN OF HIDDEN ACRES SUBDIVISION, AS OF RECORD IN BOOK 1130, PAGE 89, REGISTER'S OFFICE FOR SAID COUNTY.

BEING THE SAME PROPERTY CONVEYED TO JOSEPH M. DAVIS, SINGLE, BY DEED FROM CASON A. DICKINSON, AN UNMARRIED PERSON, OF RECORD IN BOOK 9222, PAGE 923, 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.

THE LAND HEREIN ABOVE DESCRIBED IS CONVEYED SUBJECT TO THE RIGHTS OF THE STATE OF TENNESSEE TO REDEEM THE LAND AS PROVIDED

FOR IN T.C.A. 67-1-1433(b)(1)

BOOK 11126 PAGE 534

I, I. DYKE TATUM, Substitute Trustee, convey to BANKERS TRUST COMPANY, AS TRUSTEE OF AMRESCO RESIDENTIAL, SECURITIES CORPORATION MORTGAGE LOAN TRUST 1996-5 UNDER THE*, 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 Fifth day of September, 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 Fifth day of September, 1998.

Melanie L Brown
Notary Public

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 $ 47,640.00.

Affiant

Subscribed and sworn to before me, this Twenty Fifth day of September, 1998.

Melanie L Brown
Notary Public

My Commission Expires: 11/28/98.

*POOLING AND SERVICING AGREEMENT DATED AS OF DECEMBER 1, 1996,.

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

5124 09/25 0101 03CHECK 195.27

98 SEP 25 AM 11:09
REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 0491916

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

EXHIBIT "A"

98-0486-AD (0018) TN22

Law Offices

TATUM & JONES

Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

I. Dyke Tatum
J. Phillip Jones

Tel (615) 321-5540
Fax (615) 321-5557

BOOK 11126 PAGE 535

August 16, 1998

STATE OF TENNESSEE
DEPARTMENT OF TAX ENFORCEMENT
NASHVILLE, TN 37242

RE: State Tax Lien - Lein ID# 91100007 and 93287062
ID # 1-415333884-001-6 and 1-322625074-001-5
JOSEPH M. DAVIS
2820 DRUID DRIVE, NASHVILLE, TN, 37210

Dear SIR OR MADAME

This will notify the State of Tennessee that property affected by the State Tax Lien referred to above will be sold at public auction, to the highest bidder for cash, on September 15, 1998 at 11:00 A.M., at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE in DAVIDSON County, Tennessee. This property is more adequately described in attached Schedule A. Please find attached the following:

1. Copy of the Tax Lien
2. Copy of the Deed of Trust being foreclosed on
3. Copy of the Mortgage Title Policy
4. Copy of the Notice of Publication

The outstanding balance of the note secured by the mortgage to be foreclosed is $48,415.41. The holder of the mortgage will at the sale bid in the property at approximate $ 52,219.33, plus costs and fees of approximately $ 1,200.00. Approximately $ 3,625.68 of this figure is interest. However the lender reserves the right to bid less than the total debt in order to preserve a possible deficiency.

Very truly yours,

I. DYKE TATUM

Received by: Eddie White

Date Received: 8-20-98

Enclosures Received: _____

Enclosures

HAND DELIVERED

8-20-98

EXHIBIT "B"

BOOK 11126 PAGE 536

STATE OF TENNESSEE
DEPARTMENT OF REVENUE
ANDREW JACKSON STATE OFFICE BUILDING
NASHVILLE, TENNESSEE 37242

August 27, 1998

I. Dyke Tatum
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

RE: Foreclosure Sale of Property Owned by:
Joseph M. Davis
Account Number: [redacted]-5074

Dear Mr. Tatum:

This is in reference to your letter dated August 16, 1998 concerning a foreclosure sale of property owned by **Joseph M. Davis**.

Your letter does comply with the provisions of T.C.A. 67-1-1401 et. seq., but if the sale produces more than the amount needed to satisfy the cost of the sale, the indebtedness indicated in your letter, and any other superior liens, the amount of surplus proceeds up to the amount of taxes, penalties, and interest due the Department of Revenue must be remitted to the State of Tennessee. The amount of taxes, penalties and interest due as of **August 26, 1998** is **$7,451.98**.

After the sale, please furnish me with an accounting of the sale (a closing statement), and I will release the State's tax lien on the property sold.

I trust that this has answered your letter, but if not, please let me know.

Sincerely,

Pete Swift
Revenue Enforcement Manager
Special Procedures Section

PS:elw

c: Bob Tyree, Revenue Enforcement Supervisor, Nashville Region

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11126 PAGE 537

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 47640.00	
			CON TX 176.27	
			PRFEE 1.00	
			MISC 16.00	
			CFEE 2.00	
			TOTAL 195.27	
			CHECK 195.27	
09/25/98	01	11:12 0001	5124	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04919 16
IDENTIF. # REFERENCE

98 SEP 25 AM 11:09

[illegible] REGISTER
DAVIDSON COUNTY, TN.

No. 1350459