THIS INSTRUMENT PREPARED
BY & RETURN TO:
Clifton E. Darnell, Attorney
Morris, Schneider & Prior, L.L.C.
707 Adams Avenue
Memphis, TN 38105

BOOK 11173 PAGE 457

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 25, 1986, and recorded in the Register's Office of Davidson County, Tennessee, at Book 6961, Page 163, ("Deed of Trust"), Vernon L. Bell and Earline W. Bell conveyed to Steven G. Waters, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Aurora Loan Services, Inc.; and

WHEREAS, **Aurora Loan Services, Inc.,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Book 11169, Page 71,** 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, the property was advertised for sale in conformity with the laws of Tennessee and the terms and provisions of said Deed of Trust on September 17, 24 and October 1, 1998, in THE NASHVILLE RECORD, by which advertisement the sale was held on October 22, 1998, at the Main entrance in Nashville, Davidson County, Tennessee, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Rick Piliponis, the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Gary E. Fottrell,** being the highest, best and last bidder, became the purchaser of said property at and for the sum of **$ 74,918.00**; and

WHEREAS, **Gary E. Fottrell** has/have complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by **Gary E. Fottrell** as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Clifton E. Darnell,** as Substitute Trustee, does hereby grant, bargain, sell and convey unto **Gary E. Fottrell,** his/her/their successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

LAND in Davidson County, Tennessee being Lot No. 5 on the Plan of Bell Valley of record in Plat Book 3500, Page 45, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

The last recorded Warranty Deed was filed of record at Book 6961, Page 160, in the Register's Office of Davidson County, Tennessee.

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PICKUP

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IDENTIFICATION REFERENCE
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REGISTER
DAVIDSON COUNTY, TN.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto forever, to **Gary E. Fottrell**, his/her/their successors and assigns, whom the said, **Clifton E. Darnell**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Clifton E. Darnell**, Substitute Trustee, has hereunto set his hand, this 22nd day of October, 1998.

Clifton E. Darnell, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 22nd day of October, 1998, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Clifton E. Darnell**, Substitute Trustee, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notarial Seal the day and year above written.

Janet K. McGregor
Notary Public

My Commission Expires: MY COMMISSION EXPIRES FEB. 13, 2001

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STATE OF TENNESSEE
COUNTY OF SHELBY

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 74,918.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 22nd DAY OF OCTOBER 1998.

Janet K. McGregor
Notary Public

My Commission Expires: MY COMMISSION EXPIRES FEB. 13, 2001

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MSP No.: 354.989333TN (Bell)
Lender Loan No.: 8054165
Property Address: 3810 Marydale Drive, Nashville, TN 37207
Tax Parcel ID No.: 41-07, Parcel 74

Mail Tax Notices To and Property Owner:
Gary E. Fottrell
2019 Crencor Drive
Goodlettsville, TN
37072

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11173 PAGE 459

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 74918.00
CON TX 277.20
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 288.20
CHECK 288.20

10/28/98 01 11:41 0001 8787

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0504830
IDENTIFICATION REFERENCE

98 OCT 28 AM 11:41

REGISTER
DAVIDSON COUNTY, TN.

No. 136396