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

BOOK 11312 PAGE 911

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated February 9, 1998, and recorded in the Register's Office of Davidson County, Tennessee, at Trust Book 10790, Page 412, ("Deed of Trust"), Alison Helen Lorna Deatrick conveyed to Arnold M. Weiss, 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 Texas Commerce Bank, NA as Custodian; and

WHEREAS, **Chase Bank of Texas, formerly known as Texas Commerce Bank, NA as Custodian,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Book** 11302 **, Page** 158 , 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 November 26, December 3, & December 10, 1998, in THE NASHVILLE RECORD, by which advertisement the sale was held on January 7, 1999, at the Main South 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 **Chase Bank of Texas**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $ 76,415.00; and

WHEREAS, the owner and holder of said debt for which said property was sold has 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 Chase Bank of Texas 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 **Chase Bank of Texas,** its 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 Unit 154 also known as Apartment No. 18R on the Plan of Georgetownn Condominium Apartments of record in Plat Book 5200, Page 4, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of 5025 Hillsboro Homeowners' Association, a horizontal property regime established by Master Deed of record in Book 5211, Page 325, amended in Book 5616, Page 133, and Book 6079, Page 516, said Register's Office.

The last recorded Warranty Deed was filed of record at Book 10790, Page 409, in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said **Chase Bank of Texas,** its successors and assigns forever, to 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 13th day of January, 1999.

Clifton E. Darnell, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 13th day of January, 1999, 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.

Janetta 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 $ 76,415.00, 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 13th DAY OF JANUARY 1999.

Janetta McGregor
Notary Public

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

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MSP No.: 035.990215TN (Deatrick)
Lender Loan No.: 40801902
Property Address: 5025 Hillsboro Pike Unit 18-I, Nashville, TN 37215
Tax Parcel ID No.: 131-01-0-D;154.00

Mail Tax Notices To and Property Owner:
Meritech Mortgage Services, Inc.
6500 West Freeway, Suite 400
Fort Worth, TX 76111

7949 01/27 0101 03CHECK 293.7

99 JAN 27 AM 8:14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

05411326

IDENTIF. & REFERENCE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ 7659 01/27 0101 03CHECK 0.00

BOOK 11312 PAGE 913

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

MAMT 76415.00
MOR TX 282.74
PRFEE 1.00
TDEED 8.00
CFEE 2.00
TOTAL 293.74
CHECK 293.74
01/27/99 01 08:12 0001 7649

VOID
MAMT 76415.00-
VOID
MOR TX 282.74-
VOID
TDEED 8.00-
CAMT 76415.00
CON TX 282.74
WDEED 8.00
TOTAL 0.00
CHECK 0.00
01/27/99 01 08:26 0001 7659

0541326
IDENTIF. # REFERENCE

99 JAN 27 AM 8:14

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1417049