Fee Box SIA

This Instrument Prepared By:
Lawless & Associates, P.C.
Suite 109
First American Center
Nashville, TN 37238-0109

SUBSTITUTE TRUSTEE'S DEED BOOK 11394 PG. 703

New Owner:

Heritage Credit Union
1212 Huxley Street
Madison, WI 53704

Send Tax Bills To:

NEW OWNER

Map-Parcel No.

Map 60-13
Parcel 110

WHEREAS, Oliver L. Owens, unmarried, by Deed of Trust (the "Deed of Trust") dated December 9, 1987, transferred and conveyed to James C. Edwards, Trustee, the property described in **Exhibit A** hereto (the "Property") said Deed of Trust being of record in Book 7425, page 592, Register's Office for Davidson County, Tennessee; and

WHEREAS, a Substitute Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust said Appointment of Successor Trustee being of record in Book 10977, page 439, said Register's Office; and

WHEREAS, the indebtedness secured by the Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the Substitute Trustee to foreclose the Deed of Trust; and

WHEREAS, the Substitute Trustee, after due advertisement as required by law and as required by the terms of the Deed of Trust, offered the Property for sale to the highest bidder for cash, at public outcry, at 12:00 o'clock p.m., February 24, 1999, at the Davidson County Courthouse, Nashville, Tennessee when and where **Heritage Credit Union** ("Grantee") became the last and highest bidder for cash at the price of $55,860.00.

NOW, THEREFORE, in his capacity as Substitute Trustee, and not otherwise, and in consideration of the premises and payment of the sum stated above, the receipt and sufficiency of which is acknowledged, **Thomas W. Lawless, Substitute Trustee** hereby conveys the Property to the Grantee and the Grantee's heirs or successors and assigns.

TO HAVE AND TO HOLD said land in as full and complete manner as the undersigned, in his capacity as Substitute Trustee, and not otherwise, has the power to convey the same.

Thomas W. Lawless, as Substitute Trustee, and not otherwise,

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

warrants the title to the Property to the Grantee and Grantee's heirs or successors and assigns, against the lawful claims of all persons claiming by, through or under him, but not further or otherwise. The Property is sold, however, without any other warranty as to the quantity or quality thereof, and expressly subject to the following:

1. Any and all unpaid taxes and assessments, plus interest and penalty, if any.

2. Any and all redemptive rights which may be exercised by any governmental taxing authority.

3. Any and all other prior restrictions, encumbrances, or liens of any nature.

Words used herein indicating number or gender shall be read as context may require.

Dated this 24th day of February 1999.

Thomas W. Lawless Substitute Trustee
Thomas W. Lawless, as Substitute Trustee, and not otherwise

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Thomas W. Lawless, Substitute Trustee, the bargainor, with whom I am personally acquainted (or to me proved on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 24th day of February, 1999.

AUBREY FREDDIE CLAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $55,860.00.

Affiant

Subscribed and sworn to before me this 24th day of February, 1999.

AUBREY FREDDIE CLAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: _____

Land in Davidson County, Tennessee, being Lot No. 99 on the Plan of Trinity Hills, Section One, Second Addition, as of record in Book 4175, page 79, Register's Office for said County, and described as follows:

Beginning at a point in the northerly margin of Combs Drive, the common corner of Lots Nos. 98 and 99, thence along said margin easterly 45.5 feet to a concrete monument, the beginning of a curve; thence around said curve having a radius of 25 feet northeasterly a distance of 36.1 feet to a concrete monument in the westerly margin of Silas Drive; thence along said margin northerly 87.3 feet to a point, the common corner of Lots Nos. 99 and 100; thence along the common line between said lots westerly 81.2 feet to a concrete monument; thence North 52° 19' 13" West 13.0 feet to the common corner between Lots Nos. 98 and 99; thence along the common line between said lots southerly 116.9 feet to the point of beginning.

BEING the same property conveyed to Oliver L. Owens, unmarried, by deed from Wilkes London, Sr., and wife, Ozella London, as of record in Book 5505, page 92, Register's Office for Davidson County, Tennessee.

0564293
IDENTIFICATION REFERENCE
99 MAR 22 PM 2:52
REGISTER
DAVIDSON COUNTY, TN.
1955 03/22 0101 02CHECK 221.68

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 11394 PG. 706

RECEIVED OF _____

FOR _____

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

0564293

IDENTIF. ← REFERENCE

99 MAR 22 PM 2:52

CAMT	55860.00
CON TX	206.68
PRFEE	1.00
MISC	12.00
CFEE	2.00
TOTAL	221.68
CHECK	221.68

03/22/99 01 14:52 0001 1955

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1441053