Tennessee

BOOK 11447 PG. 729

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated September 27, 1991, and recorded in Book 8452, Page 801 in the Register's Office of Davidson County, Tennessee, Rosetta M. Davis, unmarried, conveyed to Guaranty Title Company, Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Book 11279, Page 941 in the Register's Office of said County; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on April 13, 1999, at the Main (South) Door of the Courthouse of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which saleTennessee Teachers Credit Union, A Tennessee Corporation, whose address is 1400 8th Avenue South, Nashville, Tennessee 37203, being the highest and best bidder, became the purchaser of said property at and for the sum of One Hundred Eighteen Thousand and 00/100 Dollars; and,

WHEREAS, the purchaser, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the amount of its bid.

NOW, THEREFORE, in consideration of the premises and the payment by Tennessee Teachers Credit Union, A Tennessee Corporation of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Tennessee Teachers Credit Union, A Tennessee Corporation, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2-A, Zone Lot Division of Lot 2 of a subdivision of the Knox Property of record in Book 6250, Page 714, Register's Office for Davidson County, Tennessee.

Rosetta M. Davis obtained title to the above referenced real estate by Deed of record in Book 8452, Page 798, Register's Office of Davidson County, Tennessee.

05787712

RECEIVED FOR REFERENCE

99 APR 27 AM 8:38

REGISTER
DAVIDSON COUNTY, TN

7350 04/27 0101 03CHECK 447.60

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Tennessee Teachers Credit Union, A Tennessee Corporation, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on April 13, 1999 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On April 13, 1999 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

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

NOTARY PUBLIC

My Commission Expires: 7-9-2002

DIANA D. MILLER-JACKSON
MY COMMISSION
NOTARY PUBLIC AT LARGE
EXPIRES 7/9/2002
SHELBY COUNTY, TN

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
1914 Sweetbriar Avenue
Nashville, Tennessee 37[illegible]

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

Tennessee Teachers Credit Union
1400 8TH Avenue South
Nashville, TN 37203

Mortgagee: None

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103
(901) 526-8296

The actual consideration or value, whichever is greater, for this transfer is $118,000.00.

Lending Systems Coordinator for
Tennessee Teachers Credit Union

Appeared before me this date, Kenneth L. Malugin, who represented himself to be Lending Systems Coordinator for Tennessee Teachers Credit Union, with whom I am personnaly acquainted. This 23rd day of April, 1999.

My Commission Expires 7-27-2002

Notary

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11447 PG. 731

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

05787772

99 APR 27 AM 8:38

CAMT
118000.00
CON TX 436.60
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 447.60
CHECK 447.60

04/27/99 01 08:40 0001 7380

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1477311