THIS INSTRUMENT PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
175 East Main Street
Hendersonville, TN 37075
(615) 822-0030

Map & Parcel:
059-05-0 195.00

Address New Owner:

EQUITY MORTGAGE, INC.
205 East Harbor
Hendersonville, TN 37075

mail

BOOK 11584 PG. 882

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TRUSTEE'S DEED

WHEREAS, under a certain Deed of Trust dated December 15, 1997, executed by **MARY E. SAUNOOKE, unmarried** and recorded in Book 10723, Page 766, Register's Office for Davidson, Tennessee, the herein described property was conveyed to CURTIS M. LINCOLN, Trustee, to secure the indebtedness described in said Deed of Trust, and the entire indebtedness having been declared due and payable as provided in said Deed of Trust by the lawful owner and holder of said indebtedness, EQUITY MORTGAGE, INC.; and

WHEREAS, default having been made in the terms, conditions and payments made and provided for in said Deed of Trust of record in Book 10723, Page 766, Register's Office for Davidson County, Tennessee, and EQUITY MORTGAGE, INC. being the holder of said indebtedness and having declared the entire indebtedness and interest due and payable; and

WHEREAS, the lawful holder of said indebtedness having requested Curtis M. Lincoln, Trustee, to sell said property in satisfaction of said indebtedness, interest, costs and attorney's fees and all obligations as provided in said Deed of Trust; and

252.99

WHEREAS, Curtis M. Lincoln, Trustee, did give more that twenty-one (21) days notice of the time, place and terms of said sale by advertisement in three (3) weekly publications in the *Nashville Record*, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper on June 10, June 17 and June 24, 1999, stating that on the 7th day of July, 1999, at 10:00 a.m. at the main door of the Davidson County Courthouse in Nashville, Tennessee, said property herein after described, would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, and subject to any and all unpaid taxes under Tennessee law; and

WHEREAS, on the said date July 7, 1999, said Curtis M. Lincoln, Trustee, offered said property for sale at public outcry and sold said property to EQUITY MORTGAGE, INC. for **SIXTY FIVE THOUSAND FOUR HUNDRED THREE DOLLARS and 18/100 ($65,403.18)** which was the amount of the highest and last bid, to apply on said indebtedness, interest and all costs under said Deed of Trust, said bid being the highest and last bid.

NOW, THEREFORE, I, Curtis M. Lincoln, Trustee, in pursuance of the power and authority contained in said Deed of Trust, for and in consideration of the sum of the said highest, best and last bid, hereinabove set out, credited and applied as a payment on the indebtedness secured by the aforementioned Deed of Trust, do hereby bargain and sell and by these presents do hereby transfer and convey to said **EQUITY MORTGAGE, INC.**, its successors and assigns, as Grantee, the following described property, to wit:

LAND in Davidson County, TN and being Lot No. 200 on the Plan of Buena Vista Estates, Section 5, as of record in Book 4460, Page 22, Registers' Office

for Davidson County, TN, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to MARY F. SAUNOOKE by Deed of record in Book 7075, Page 448, Register's Office for Davidson County, TN.

This is property known as 4174 Farmview Drive, Nashville, TN.

The said Curtis M. Lincoln, Trustee, does hereby sell this property as Trustee under

said Deed of Trust and not otherwise.

The above-described property is sold subject to any and all unpaid taxes and encumbrances that appear of record, including building restrictions, if any.

WITNESS my hand and seal on this the 8 day of July, 1999.

Curtis M. Lincoln
CURTIS M. LINCOLN- Trustee

STATE OF TENNESSEE

COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, Curtis M. Lincoln, Trustee, the bargainor, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 8th day of July, 1999.

Mary V. Brooks
NOTARY PUBLIC

My Commission Expires: 6-24-2001

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $65,403.19.

Dan Lewis
AFFIANT

Sworn to and subscribed before me on this the 8 day of July, 1998.

Mary V. Brooks
NOTARY PUBLIC

My Commission Expires: 6/24/2001

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11584 PG. 884

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

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NAME FOR REFERENCE

RAMT	65403.19
ENTR	CO
PAMT	65403.19-
CAMT	65403.19
CON TX	241.99
PRFEE	1.00
MISC	9.00
CFEE	2.00
TOTAL	252.99
CHECK	252.99

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1494371