3443

SUBSTITUTE TRUSTEE'S DEED

Instr:200007100068020 Page: 1 OF 2
REC'D FOR REC 07/10/2000 10:48:54AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $293.44

On the 26th day of December, 1996, **STEPHEN B. TEASLEY, and wife, DELIAH K. TEASLEY** executed a Deed of Trust to Michael T. Logan as Trustee, a certain Deed of Trust recorded in the Register's Office of Davidson County, Tennessee in **BOOK 10308, PAGE 154** and Paul N. Royal of Shelby County, Tennessee was substituted in his place and stead as Substitute Trustee of record in the Register's Office of Davidson County, Tennessee as **Instrument No. 200004240040431.**

The property is known as 5302 Simpkins Road, Whites Creek, Tennessee 37189 and is fully set forth and described hereafter.

The obligor defaulted in the payment of the debts and obligations secured by the Deed of Trust and the holder of the note evidencing such obligation requested the undersigned to advertise and sell the property conveyed thereby, according to the terms of the Deed of Trust, and in accordance with such request, the property was advertised for sale in the **Nashville Record** newspaper, which is a weekly newspaper published in Nashville, Tennessee, for three (3) consecutive weeks, such advertisement appearing on May 11, May 18, and May 25, 2000. Such advertisement gave the time, terms, place of sale and description of the property and at the time set out which was Friday, June 2, 2000 at 12:00 o'clock noon and at the place mentioned in the advertisement which was the South Lobby of the Davidson County Courthouse at the South steps of the Davidson County Courthouse in Nashville, Tennessee, the said property was offered for sale, at public outcry to the highest and best bidder for cash, at which sale the property was struck off and sold to **United Companies Lending Corporation**, at and for the sum of **$79,308.00**, which was the highest and best valid bid offered, and the purchaser, United Companies Lending Corporation, has complied with its bid by payment of such sum to the Substitute Trustee.

NOW, THEREFORE, the undersigned, Paul N. Royal, Substitute Trustee, does hereby bargain, sells, and conveys unto the said United Companies Lending Corporation, the property above mentioned and now more fully described as follows:

Land in the 14th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the center of Simpkins Road being the southwest corner of the original 14.13 acre tract of Paul Allen Teasley and wife, Lillian Teasley of record in Book 2449, Page 531, Register's Office for Davidson County, Tennessee, now the Stephen B. Teasley 3 acre tract of record in Book 6154, Page 171, said Register's Office; thence with the west line of Teasley N 14 degrees 30' E 362 feet to a point; thence N 11 degrees 00' E 429 feet to a point; thence with a new calculated line N 78 degrees 00' E 385 feet, more or less, to a point in the center of Burgess Road; thence with the following deed calls S 36 degrees 00' W 186 feet and S 27 degrees 45' W 135.3 feet and S 13 degrees 15' E 203.2 feet to a point; thence S 16 degrees 00' W 432.8 feet to a point in the intersection of Burgess Road and Simpkins Road; thence with Simpkins Road 266 feet, more or less, to a point of beginning containing 5.7 acres, more or less.

Included but excluded in the above described tract is a 3.0 acre tract conveyed previously from Lillian Teasley, an unmarried person to Stephen B. Teasley and wife, Delilah K. Teasley of record in Book 6154, Page 171, Register's Office for Davidson County, Tennessee.

This being the same property described by deed of record in Book 9705, Page 849in the Register's Office of Davidson County, Tennessee.

Parcel No. 39-98.00/99.00/254.00

The said Paul N. Royal, Substitute Trustee, hereby warrants the title to the above described property against the lawful claims of all persons claiming the same by, through or under him, but not further or otherwise.

The proceeds of sale have been disbursed as required by law.

IN WITNESS WHEREOF, the said Paul N. Royal, Substitute Trustee, has hereunto set his hand this 5th day of June, 2000.

PNR

PAUL N. ROYAL, SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 5th day of June, 2000, before me, a Notary Public in and for the State of Tennessee and County of Shelby, duly commissioned and qualified, personally appeared Paul N. Royal, 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 at office the day and year above written.



NOTARY PUBLIC

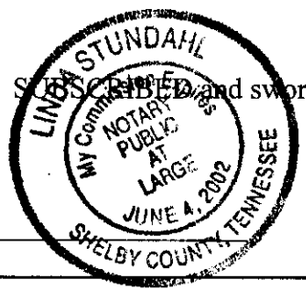
AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF SHELBY

I, or we, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for the transfer or value of the property transferred, whichever is greater, is **$79,308.00** which amount is equal to or greater than the amount which the property transfer would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED and sworn to before me this 5th day of June, 2000.



NOTARY PUBLIC

FOR REGISTER'S USE ONLY

Property known as:
5302 Simpkins Road
White Creek, TN 37189

GRANTEE (New owner) &
Send Tax Notice to:
United Companies Lending Corp.
P.O. Box 1591
Baton Rouge, LA 70821-1591

This Instrument prepared by:
Crislip, Philip & Associates
147 Jefferson Ave., Ste. 300
Memphis, TN 38103
(901) 525-2427