This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MAP/PARCEL 43-6 303

New Owner - Send Tax Bills:
FEDERAL NATIONAL MORTGAGE ASSOC.
2355 PACES FERRY ROD
ATLANTA, GA 30326

Davidson County DEEDTRS
Recvd: 10/16/02 11:32 2pgs
Fees:12.00 Taxes:0.00
20021016-0127157

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on December 29, 1998, GUARANTY TITLE COMPANY, was named Trustee in a Deed of Trust of even date executed by ROBERT W. DENTON AND WIFE, KATHY J. DENTON, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of 84,000.00, principal and interest at 8.2500 per annum on the unpaid balance, said Deed of Trust being recorded Book 11292, Page 368 in the Register' s Office for DAVIDSON County, Tennessee; and

WHEREAS, I. DYKE TATUM, was appointed Substitute Trustee under said Deed of Trust by instrument of record in INSTRUMENT 20020919-0114116 in the Register's Office for DAVIDSON County, Tennessee; I, I. DYKE TATUM, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: September 12, 2002 / September 19, 2002 / September 26, 2002, in THE NASHVILLE RECORD, a newspaper published in DAVIDSON County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on October 16, 2002, at 11:00 AM, at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities as provided in said Deed of Trust, at which time AMSOUTH BANK, submitted the highest and best bid in the amount of $86,388.05.

AND, WHEREAS, for valuable consideration AMSOUTH BANK, has assigned its bid over to its successor in interest, FEDERAL NATIONAL MORTGAGE ASSOCIATION and has instructed the Substitute Trustee to convey to FEDERAL NATIONAL MORTGAGE ASSOCIATION, as its assignee and successor.

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to FEDERAL NATIONAL MORTGAGE ASSOCATION its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 208, ON THE PLAN OF MADISON PARK, SECTION 8, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 4300, PAGE 117, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ROBERT HUGH DENTON BY DEED OF RECORD IN INSTRUMENT 20010214-0014129, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to FEDERAL NATIONAL MORTGAGE ASSOCIATION, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand and official seal at NASHVILLE, Tennessee, on October 16, 2002.

I. DYKE TATUM
Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. DYKE TATUM, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, Tennessee, on October 16, 2002.

Notary Public

My Commission Expires: 1/25/03

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $86,388.05

Affiant

Subscribed and sworn to before me, on October 16, 2002.

Notary Public

My Commission Expires:1/25/03

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203