12

03-1464-THDA

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MAP/PARCEL 81-6 192
2103 26TH AVENUE NORTH
NASHVILLE, TN 37208-1314

NO MORTGAGE
New Owner - Send Tax Bills:
TENNESSEE HOUSING DEVELOPMENT AGENCY
404 JAMES ROBERTSON PARKWAY #1114
NASHVILLE TN, 37243-0900

Davidson County DEEDTRS
Recvd: 10/09/03 09:34 2pgs
Fees:12.00 Taxes:0.00
20031009-0149899

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on September 7, 2001, D. M. GRISHAM, was named Trustee in a Deed of Trust of even date executed by SHEILA HAMPTON, AN UNMARRIED WOMAN AND MICHAEL G. BATES, AN UNMARRIED MAN conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $60,350.00, principal and interest at 5.90% per annum on the unpaid balance, said Deed of Trust being recorded in Instrument Number 20010920-0101838 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 20030916-0135889 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 11, 2003 / September 18, 2003 / September 25, 2003, 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 7, 2003, at 11:00 AM, at OUTSIDE THE DOOR OF THE REGISTER OF DEEDS OFFICE LOCATED AT 501 BROADWAY, SUITE 501, AT THE NORTHWEST ENTRANCE TO GAYLORD ENTERTAINMENT CENTER, NASHVILLE, 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 herein above mentioned equities as provided in said Deed of Trust, at which time TENNESSEE HOUSING DEVELOPMENT AGENCY, 404 JAMES ROBERTSON PARKWAY #1114, NASHVILLE, TN 37243-0900 submitted the highest and best bid in the amount of $62,833.71

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to TENNESSEE HOUSING DEVELOPMENT AGENCY 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:

BEING LOT NO. 24 ON THE PLAN OF J. MATT WILLIAM'S SUBDIVISION OF LOT NO. 8, HARDING BOSELY TRACT, AS OF RECORD IN PLAT BOOK 332, PAGE 54, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

BEGINNING AT A POINT IN THE WESTERLY MARGIN OF 26TH AVENUE NORTH SAID POINT BEING THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO CHESTER HIBDON, AND WIFE, BY DEED OF RECORD IN BOOK 2542, PAGE 125, SAID REGISTER'S OFFICE; THENCE RUNNING WITH HIBDONS SOUTHERLY LINE, NORTH 86 DEG. 30 MINUTES WEST 550.5 FEET, MORE OR LESS, TO A POINT IN THE EASTERLY BOUNDARY LINE OF LOT NO. 89 ON THE PLAN OF CUMBERLAND GARDENS, OF RECORD IN BOOK 2900, PAGE 3, SAID REGISTER'S OFFICE; THENCE WITH SAME SOUTHERLY 53 FEET, MORE OR LESS, TO A POINT, THE SOUTHEAST CORNER OF SAID LOT NO. 89; THENCE SOUTH 86 DEG. 30 MINUTES EAST 550.3 FEET, MORE OR LESS, TO

A POINT IN THE WESTERLY MARGIN OF 16TH AVENUE NORTH; THENCE WITH SAME NORTHERLY 53 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO SHELIA HAMPTON, AN UNMARRID WOMAN, AND MICHAEL G. BATES, AN UNMARRIED MAN, BY DEED FROM RALPH A. EDWARDS (A/K/A RUSTY EDWARDS) AND WIFE, VELMA ELIZABETH EDWARDS OF RECORD IN INSTRUMENT 20010920-0101837, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to TENNESSEE HOUSING DEVELOPMENT AGENCY 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 herein above referred to and not as an individual.

Witness my hand and official seal at NASHVILLE, Tennessee, on October 7, 2003.

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, Substitute Trustee, 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 office at NASHVILLE, Tennessee, on October 7, 2003.

Notary Public

NOTARY PUBLIC AT LARGE COUNTY, TENN.

My Commission Expires: 11/25/06

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $62,833.71

Affiant

Subscribed and sworn to before me, this day of October 7, 2003.

Notary Public

NOTARY PUBLIC AT LARGE COUNTY, TENN.

My Commission Expires: 11/25/06

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