Davidson County DEEDTRS
Recvd: 10/28/05 10:13 2 pgs
Fees:12.00 Taxes:0.00
20051028-0130290

22

This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228
TAX ID: Map 107-5-0-A Parcel 141CO
UNIT 141 FIVE OAKS DRIVE
NASHVILLE, TN 37217

NO MORTGAGE
New Owner - Send Tax Bills:
FEDERAL NATIONAL MORTGAGE ASSOCIATION
3900 WISCONSIN AVE
NW, DRAWER LR
WASHINGTON, DC, 20016-2899

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **SEPTEMBER 27, 1996, GUARANTY TITLE COMPANY**, was named Trustee in a Deed of Trust of even date executed by **VICKI L. RAMPEY, UNMARRIED,** conveying to it as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$52,500.00**, principal and interest at **9.37500%** per annum on the unpaid balance, said Deed of Trust being recorded in **BOOK 10210 PAGE 230** in the Register's Office for **DAVIDSON** County, Tennessee; and

WHEREAS, **J. PHILLIP JONES OR I. DYKE TATUM, EITHER OF WHOM MAY ACT,** was appointed Substitute Trustee under said Deed of Trust by instrument of record in **INSTRUMENT NO. 20051006-0120513** 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: **OCTOBER 6, 2005/ OCTOBER 13, 2005/ OCTOBER 20, 2005**, 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 and public announcement on **FRIDAY, OCTOBER 28, 2005, AT 10:00 A.M. OUTSIDE THE DOOR OF THE DAVIDSON COUNTY REGISTER OF DEEDS WHICH IS INSIDE THE GAYLORD ENTERTAINMENT CENTER AT 501 BROADWAY, SUITE 501, (ENTER THE NORTHWEST ENTRANCE NEAR SIXTH AVENUE SOUTH) IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE.** I, **I. DYKE TATUM**, 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 **FEDERAL NATIONAL MORTGAGE ASSOCIATION, 3900 WISCONSIN AVE, NW, DRAWER LR, WASHINGTON, DC, 20016-2899**, submitted the highest and best bid in the amount of **$51,645.87**

WHEREAS, **AMSOUTH BANK,** has assigned its bid in said property to **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, his successors and assigns; and

NOW THEREFORE, in consideration of the premises, I, **I. DYKE TATUM**, Substitute Trustee, do hereby sell, transfer and convey to **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, 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 THE COUNTY OF **DAVIDSON**, TENNESSEE:

BEING UNIT NO. 141, ON THE PLAN OF FIVE OAKS, OF RECORD IN PLAT BOOK 5200 PAGE 355, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING the same property conveyed to VICKI L. RAMPEY, UNMARRIED, by deed dated SEPTEMBER 24, 1996 and being recorded in Book 10210, page 227.

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 herein above referred to and not as an individual.

Witness my hand and official seal at NASHVILLE Tennessee, on **OCTOBER 28, 2005**.

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 28, 2005**

Notary Public

JOYCE FULTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires March 21, 2009

My Commission Expires: 3-21-09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $51,645.87
FEDERAL NATIONAL MORTGAGE ASSOCIATION IS A TAX EXEMPT AGENCY.

Affiant

Subscribed and sworn to before me, this **28TH day of OCTOBER 2005**.

Notary Public

My Commission Expires: 3-21-09

JOYCE FULTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Expires March 21, 2009

RETURN TO:
J. PHILLIP JONES
TATUM & JONES
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228